



**Cabin
Country**

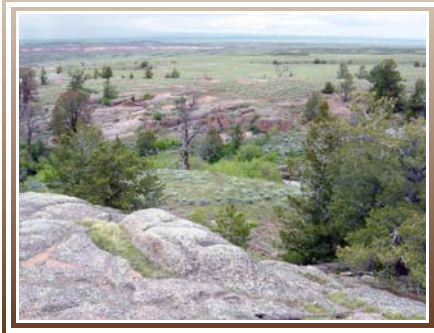
Northern Colorado mountain land, cabins and ranches

Sand Creek Park
Larimer County Colorado

Parcel 15 Section 30

\$ 82,500

Changing Gears 40 acres with 2 creeks blending into Sand Creek as it crosses the NW corner of the property. Fishing is at your doorstep. Groves of pine and aspens with stupendous rock outcrops form creek side cliffs plus spectacular views. Area known for recreational pfun!



Acres +/-	40
Association Dues (Yrly)	\$120 \$37
Property Taxes	\$1,329
Location	1 ½ hrs NW of Fort Collins 30 minutes South of Laramie WY

2 creeks for fishing at your doorstep
Groves of pines and aspens
Rock outcrops form creek side cliffs
Spectacular views
Area known for its wildlife
Summertime recreation

**Additional photographs are located at www.cabin-country.com
Information obtained from reliable sources and believed to be accurate**

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