



# Cabin Country

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MLS No 915862

Sand Creek Park \$ 87,500

Maybe this is #1. Year 'round creek for 1/4 mile, lots of Pines and Aspens. 1/4 mile to Nat'l Forest and BLM. Old wagon on hillside welcomes you to a very private valley. Nomad 21' camper puts you close to the creek. Great area for ATV riding, exploring, hunting and fishing 8 miles of private stream, beaver ponds, or just plain relaxing. Owner insists buyers be accompanied by agent to view the property.

Year 'round creek for 1/4 mile	Acres ±	40
Lots of nice tree cover	Association Dues (Yr)	\$ 120
Very close to National Forest and BLM	Property Taxes	\$ 1,493
1975 21' Nomad Camp trailer included	Location	
Summertime recreation	1 ½ hrs NW of Fort Collins CO	
	30 minutes South of Laramie WY	

Information obtained from reliable sources and believed to be accurate

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