



MLS # **657414**
 Status **Active**
 Class **FARMRANCH**
 Type **With Building(s)**
 Address **18055 Road Z**
 City **Yellow Jacket**
 Zip **81335**
 Area **Montezuma County Rural NW**
 Asking Price **\$899,995**
 Sale/Rent **For Sale**

Living Quarters **Yes**
 Year Built **2008**
 Bedrooms **1**
 Baths **1.00**
 Horse Setup **No**
 Irrigation Water **Yes**
 Pasture **Yes**
 IDX Include **Yes**

Additional Photos



General

County	Montezuma	Apx.Total Acres	160.00	Apx. Total SF	6000
Subdv Name	N/A	Apx. Irrig. Acres	119.00	Master Bedroom Dimensions	
Subdv #		Irrig. Dist	DCWD	Living Room Dimensions	
Elem. School	Pleasant View Elementary	Ann. Irrig. Cost \$	6000.00	Bedroom #2 Dimensions	
Middle School	Cortez Middle	Press System Y/N		Bedroom #3 Dimensions	
High School	Montezuma Cortez High	Adjudicated Y/N		Bsmt SF	
Fronts		Permits		Dining Room Dimensions	
Views		Water Supplier	Montezuma Water Co	Family Room Dimensions	
		Sewer Supplier or Septic	Specially engineered sept	Kitchen Dimensions	
			Propane Empire	Office/Den Dimensions	
		Gas Supplier		Laundry/Util Dimensions	
		Electric Supplier		Garage Capacity	6
		Barn Y/N		Garage Type	Other
		Corral Y/N			

Financial

Special Assessment Y/N **No**
 Tax Year **2010**
 Tax Parcel # **R015930/534115300001**
 Possession

Features

TYPE/STYLE	Other	HEATING SOURCE	Propane	IRRIGATED ACREAGE	21-50 acres
STORIES	1.5 Story	IRRIGATION WATER	Owned	ZONING	Ag Farm Tract
CONSTRUCTION/SIDING	Steel Frame, Metal	AVAILABLE FOR AUCTION	No	LOT SIZE/ACREAGE	101+ Acres
FOUNDATION	Slab			LAND USE	Dry Land, Irrigated Farmland
ROOF	Metal			OUTBUILDINGS	Other
FLOORS	Other				
EXTERIOR INCLUSIONS	RV Storage				
PRESENT USE	Horses				

Remarks

This 160ac is already set up for your farm! Approximately 6000 sf metal building currently has area set aside for small living quarters; mezzanine above the living quarters, workshop, large enough to store farm equipment or RVs. Roughly, there is 4800sf inside which includes ~1200 for living area plus a mezzanine of 1200sf. The building has 4 rollup doors of varying sizes, 1 big enough for semi tractor at 14' tall. There is 1600 sf of covered overhang; 400amp of electricity which is 200 for shop and 200 for living quarters; also 220 single phase electric. The dual septic was engineered to handle an RV dump station and there is an RV hookup and pad. A 1500 gal underground propane tank supplies propane for the building.



Prepared Courtesy of:

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