



12275 N Calhan Highway
Calhan, CO 80808
COMMUNITY: Rural

MLS # 7199784
PRICE \$725,000



Farm/Ranch



2597 SQFT



4 Beds



2 Baths



4 Car



80 Acre

PROPERTY DETAILS

Turn your ranching dreams into reality on this 80-acre property ideal for horses, cattle, alpacas, and dogs. The entire estate is fenced and features 5 pastures for rotation. A large steel barn includes an indoor riding arena with sand footing, plus multiple access doors and a 20-foot overhang for horse shelter. The spacious 4-bedroom home offers endless customization possibilities. An additional metal barn is available for livestock or storage. This self-sustaining ranch allows you to grow your own food and sell excess crops for a peaceful lifestyle. Enjoy low property taxes (ag-zoned) and no HOA, just 2 miles from Calhan and 20 minutes from Falcon, with paved roads leading to the Paint Mines.

Rick Ward
303-929-2505
lwardl@comcast.net



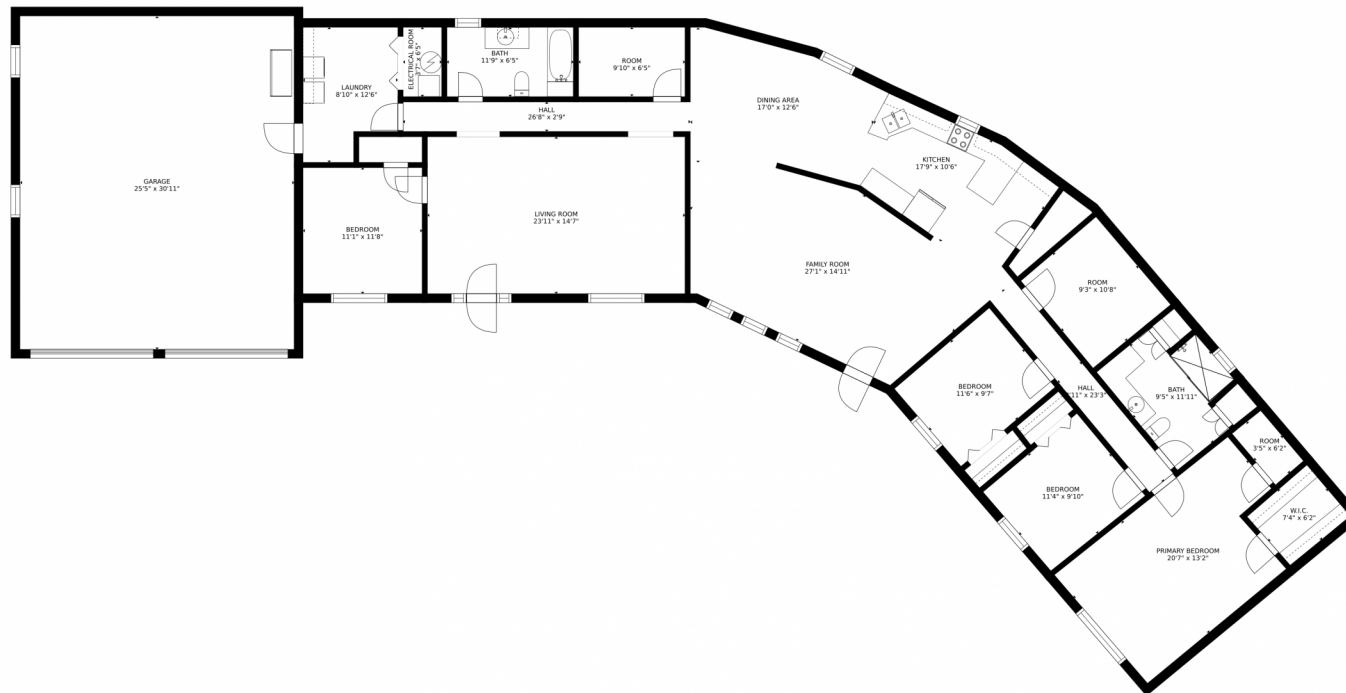
Lauren Christmas
720-312-2514
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<https://FreshColoradoListings.com>



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details



12275 N Calhan Highway, Calhan, CO 80808 — Floor Plan



GROSS INTERNAL AREA
FLOOR 1: 2545 sq. ft. EXCLUDED AREAS:
GARAGE: 787 sq. ft.
TOTAL: 2545 sq. ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.

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