

# PANORAMA RANCHES CARBONDALE, COLORADO



## PANORAMIC MOUNTAIN VIEWS!

Horse property with spectacular mountain views. All utilities are in the ground to the lot (water, electric, phone).  
35 minutes to Aspen. 10 minutes to Carbondale.

5+ acres | \$219,000 | [PanoramaHorseRanch.com](http://PanoramaHorseRanch.com)

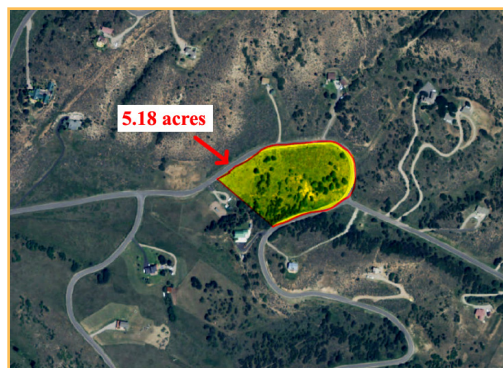


**BERKSHIRE HATHAWAY** | Aspen Snowmass Properties  
HomeServices


# REAL ESTATE ON HIGHER GROUND

## Details:

|                           |  |
|---------------------------|--|
| <b>Legal Description:</b> | Section: 17 Township: 7 Range: 87<br>Subdivision: Panorama Ranches 1st Amended Homestead 22  |
| <b>Street Address:</b>    | TBD Panorama Drive, Carbondale, CO 81623   |
| <b>Land Size/Acreage:</b> | 5.18 acres   |
| <b>Type:</b>              | Single family lot  |
| <b>Access:</b>            | Paved/Year round access  |
| <b>Lot Description:</b>   | Horse property, views, rolling topography  |
| <b>Electric:</b>          | Yes  |
| <b>Water:</b>             | Community  |
| <b>Property Taxes:</b>    | \$3564 (2017)  |
| <b>Price:</b>             | \$219,000  |
| <b>Terms:</b>             | Cash, or terms otherwise acceptable to sellers   |
| <b>MLS#:</b>              | 153572   |
| <b>Property Website:</b>  | PanoramaHorseRanch.com   |
| <b>Directions:</b>        | From Highway 82, north on County Rd. 100, continue straight. Lot is on right interior curve. |



DISCLOSURE: Information herein deemed reliable, but not guaranteed. Due to differences in measurement methods, neither Seller nor Broker can warrant the square footage of any structure or the size of any land being purchased. Broker measurements are for marketing purposes and are not measurements for loan, valuation or any other purpose. If exact square footage is a concern, the property should be independently measured.

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Aspen 534 E. Hopkins Avenue | 970.922.2111 • Next to the Gondola Plaza 555 E. Durant Avenue, Suite 5A | 970.925.5400  
Snowmass Village Next to Alpine Bank | 970.923.2111 • [BHHSAspenSnowmass.com](http://BHHSAspenSnowmass.com)