



40 Acres

\$38,990

Costilla County, Colorado

landresellers.com/properties/5b63d957e59



Property Details

Property Types: Land, Residential, Recreational
State: Colorado
County: Costilla County
City: San Luis
Zip: 81152
Price: \$38,990
Total Acreage: 40
Property ID: 5b63d957e59
Property Address: Mount Blanca Dr (Rd 9), San Luis, CO, 81152
APN: 30003722

GPS: 37.074301, -105.608661

Subdivision: N/A

Association Fees: None

Roads: Dirt road direct access via Mount Blanca Dr (Rd 9)

Power: Power available in Mesita town. Contact with Xcell Energy at 800-895-4999

Water: would be Well or Water Haul. Inquire with San Luis Water & Sanitation

Sewer: would be Septic

Taxes: \$268

RV Policies: RV camping allowed for up to 14 days every 3 months. Long-term RV requires permit from the Planning Department.

Prepare yourself for an extraordinary journey in Costilla County, CO! where opportunities to invest in your future await!

Check out this 40-acre property in Costilla County, CO! You can see big mountains and have lots of space to explore.

Think about making your own dream house or a cool garden that lasts a long time. You can go on fun hikes or camp in your RV. The weather is sunny and you can see the mountains, which look really cool. If you like animals, you can take care of them, or you can just relax and enjoy the calm views. Costilla County has awesome parks, clean lakes, tall mountains, waterfalls, and cool rocks. It's the perfect place to think about your future and make fun memories that last!

There are also five tall mountains in Costilla County: Blanca, Mt. Lindsey, Raspberry, Trinchera, and Cuatro. It's a great place to explore and enjoy nature.

Other key facts that make Costilla attractive:

- 300 days of Sunshine per year
- Low Rainfall (10 inches) per year

Act now! Secure your reservation today!

CASH DISCOUNT PRICE: \$38,990

Buy now, pay later?

We do owner financing!

No need for the tricky bank or credit checks!

Call/Text us to learn more

Things to do in the area:

-Costilla county offers some of the best big game hunting in Colorado

-Ride your bike and take a trip through the breath-taking view of majestic mountains

-Go fishing in the Rio Grande River

-Camp or bring the RV on the weekends

-Climate is suitable for cultivating crops & raising livestock

Nearby Towns & Cities:

-Blanca (29 miles)

-Fort Garland (33 miles)

-San Acacio (12 miles)

-San Luis (18 miles)

-Alamosa (50 miles)

-Pueblo (130 miles)

-Colorado Springs (172 miles)

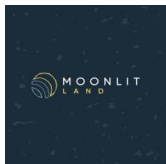
-Albuquerque (191 miles)

-Denver (242 miles)

Directions to Property:

From San Luis, CO - follow E Church Pl to CO-159 S/Main St (0.1 mi), continue on Rd H. Drive to Rd 9/Mt Blanca Dr for 6.6 mi to reach your destination.

Seller Information



Moonlit Land
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At Moonlit Land, we make it easy for you to buy land. We offer owner financing with no credit check required, so you can get started on your dream of land ownership today. Just find a property you like, make a small down payment with a major credit card, and we'll draft a purchase agreement for you...