



**\$720,000**

## **24 SPIRIT MOUNTAIN DR, CARBONDALE, CO 81623, USA**

<https://resortdevelopmentmarketing.com>

- Acreage
- Land
- Pending

Incredible 3.71 Acre lot on the legendary Roaring Fork River with 360 degree views. Uniquely positioned within 30 minutes of Aspen Airport, I-70 and World Class Skiing. Level building site with some mature trees and direct unobstructed views of Mt. Sopris. Located in a master planned fishing community with a fishing cabin, stocked ponds and 150 acres of open space. Here is your opportunity to build a dream home minutes from what makes Colorado famous as a one of the best places to live.



**Will Rawstron**

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### **Basics**



**Category:** Land

**Status:** Pending

**Subdivision Name:** See Remarks

**Lot Size Acres:** 3.71 acres

**County:** Garfield

**Type:** Acreage

**Lot size:** 3.71 sq ft

**Agent Full Name:** Will Rawstron

**Zoning:** RES

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## Building Details

**Sewer:** Sewer Available

**Current Use:** See Remarks

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## Amenities & Features

**Utilities:** Cable Available, Electricity Available, Natural Gas Available, Sewer Available, Snow Removal, Trash, Water Available

**Association Amenities:** See Remarks

**Waterfront Features:** River Front

**Amenities:** See Remarks

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## Fees & Taxes

**Association Fee Frequency:** Annually

**Association Fee Includes:** Club Membership, Common Area Maintenance, Trash, See Remarks

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## Miscellaneous

**Road Surface Type:** All Year

**Attribution Contact:** 970 333 9068

**Listing Terms:** Cash, New Loan

**Special Listing Conditions:** None

**Pets Allowed:** Yes

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## Courtesy of



**List Office Name:** Keller Williams Mtn Properties- Edwards

