

VACANT LAND - CLIENT HANDOUT

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Address: **163 Vista San Juan**
Pagosa Springs **81147**

Asking Price: **\$196,500**
MLS #: **6000366**

Status: **ACTIVE**
Area: **Pagosa Lakes**

Prepared By: **Roger Horton**
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Public Remarks **Beautiful views, small acreage subdivision of Luxury Homes. Paved roads near shopping, medical and churches. Prices increasing rapidly in subdivision.**

Property Information

Appx # of Acres **2.44**
Lot Size **2.44 acres**
Frontage Feet
Depth Feet

Elementary School **Pagosa Springs**
Middle School **Pagosa Springs**
High School **Pagosa Springs**

Subdivision **Pagosa Lakes Ranch**
Flood **Unknown**

Total Taxes: **1496.00** Tax Year: **2005**
Special Assessment:

POSSESSION **At Closing**
FINANCING/TERMS **Cash, Conventional**

Acreage Source **County Records**

HEATING SOURCE (FUEL) **Natural Gas**
WATER **PAWS Central Wtr on Site**
SEWER **Central on Site**

Legal **Town of Pagosa Springs, Pagosa Lakes Ranch, lot 21**

Property Features

PROPERTY FEATURES **Covenants, Electric to Property, Mountain Views, On Paved Road, Tap Fee Paid, Telephone to Property**

POSSIBLE USE **Vacant Land/Residential**

List Office: **Fairfield Pagosa Realty - PHONE (970) 731-5161**

List Agent: **Roger Horton**

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