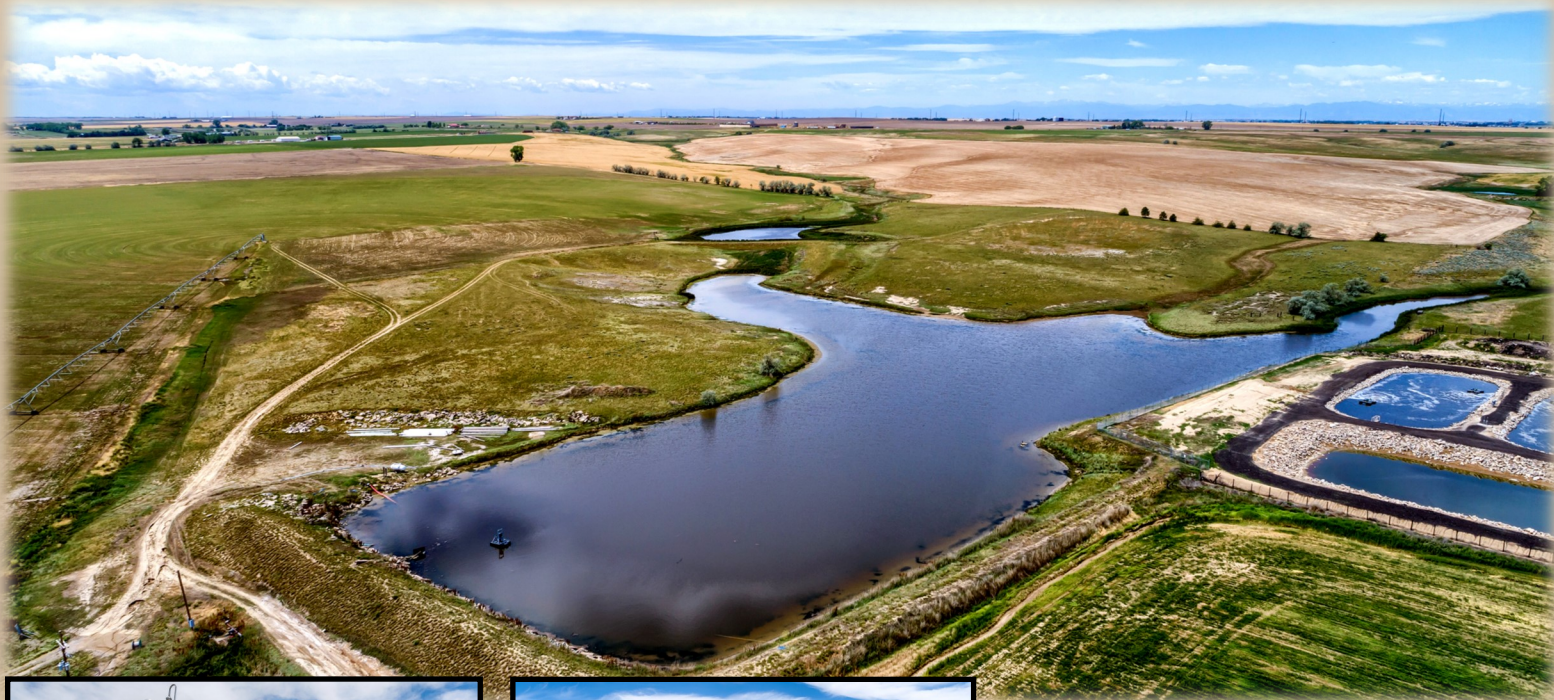


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## DEVELOPMENT FARM

183 ACRES +/- Keenesburg, CO

**\$4.6 Million**

- Irrigated farm, fully bonded with 183.176 acre rights of Henrylyn water
- Zoned Residential 1
- Annexed into the Town of Keenesburg
- Situated on paved road, CR 59
- Water line runs through the property, new sewer line will be installed
- Currently planted in alfalfa
- Conveniently located near I-76 & less than 30 minutes from Denver



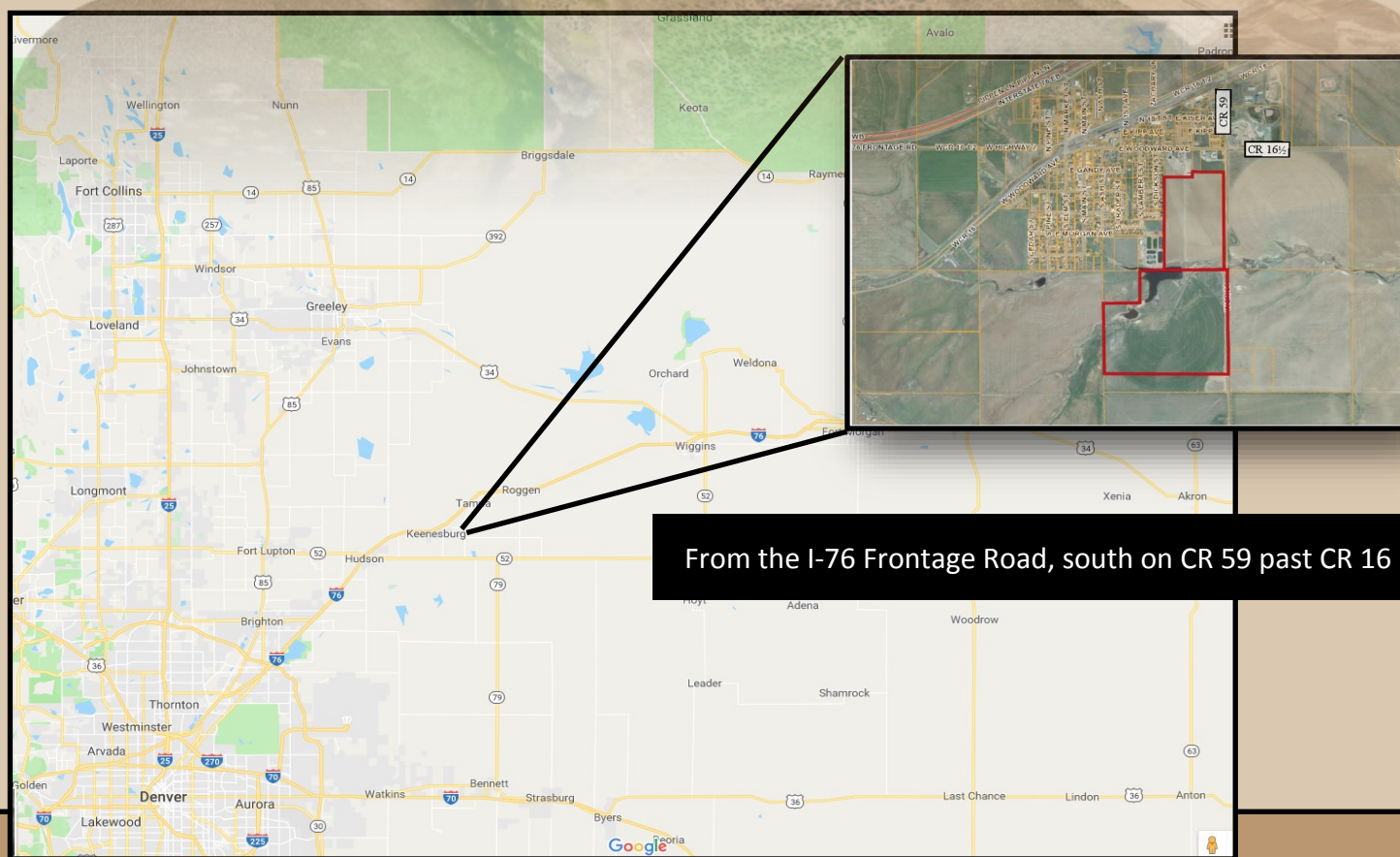
**RYAN  
HOSTETLER**  
ACCREDITED LAND CONSULTANT

**AGPROS.COM**

3050 67th Avenue, Greeley, CO

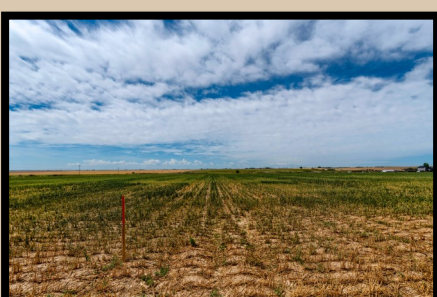
**720.684.4111**   **Ryan@Agpros.com**





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