



# AGPROfessionals

## DEVELOPERS OF AGRICULTURE

### Parcel 9 - County Road 19/24



## Ft. Lupton, CO

44.39 acres +/-

**DESCRIPTION:** Located just east of Firestone and minutes to I- 25. This parcel offers great views to the west and accessed off a paved County Road. Sale will include a Central Weld County Water District budget tap.

**WATER:** A 5/8" Central Weld Water District tap will be included

**MINERALS:** Seller shall retain all mineral rights

**ZONED:** Ag

**TAXES:** TBD/2022

**LEGAL:** Parcel 9 located in Section 10, Township 2 North, Range 67 West of the 6<sup>th</sup> P.M. Parcel 12 located in Section 10, Township 2 North, Range 67 West of the 6<sup>th</sup> P.M. This tract is not yet created, a new legal description will be provided by surveyor.

# \$250,000



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*The information contained in this brochure is from reliable sources and is believed to be correct, but is NOT guaranteed.*



**From Hwy 119/I-25 east to County Road 19,  
access is south of CR 24 approx. 1/3 mile**

