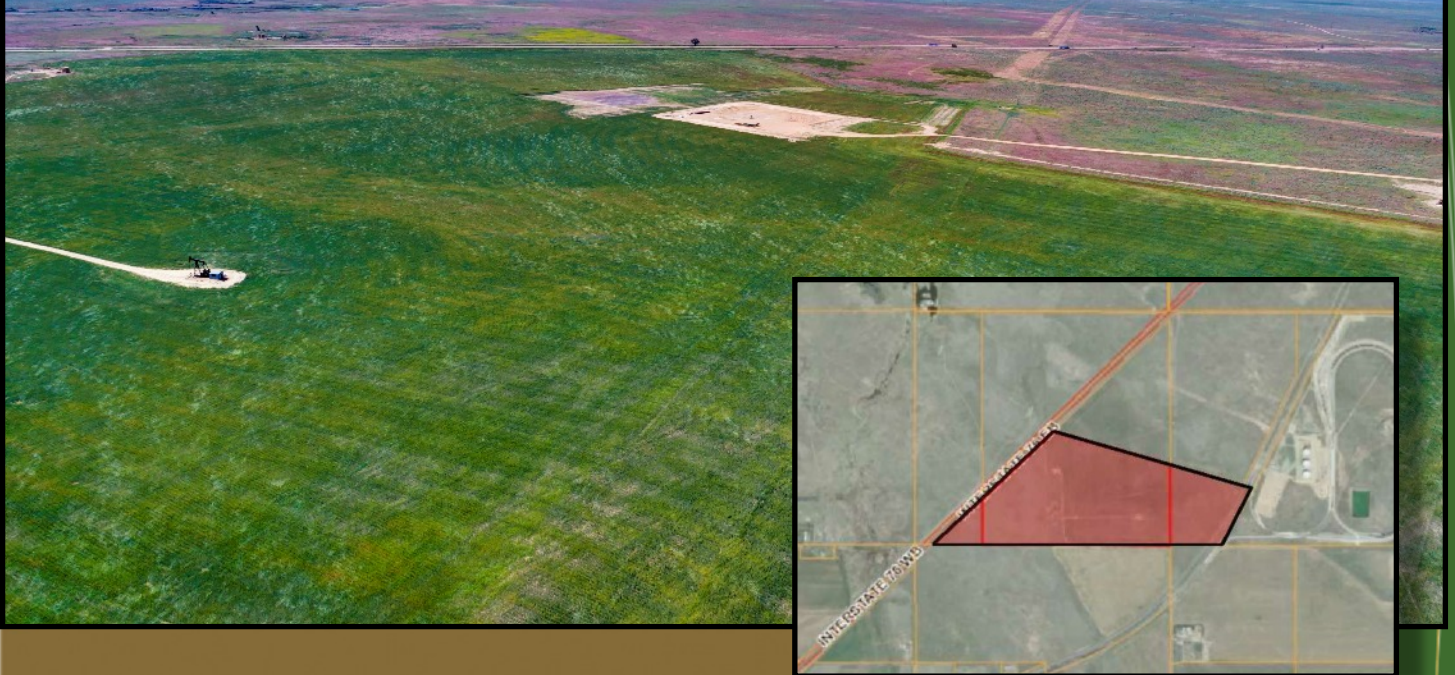


AGPROprofessionals
DEVELOPERS OF AGRICULTURE

0 County Road 398

Keenesburg, CO 80643



\$861,000

+/- 287 Acres

Presented by:
RYAN HOSTETLER, ALC
Accredited Land Consultant



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Greeley, CO 80634

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Property Overview

Prime interstate frontage property in Weld County. Excellent acreage situated off of Interstate 76 and Road 398. Access is convenient and roadways are ideal for heavy industrial use. The City of Keenesburg is exceptional in assisting with zoning and development options. Seller will reserve all oil, gas and mineral rights.

WATER: Well (Permit #55594-A)

LOCATION: From I-76 at Hudson, east approximately 2 miles to property

TAXES: \$327/2016 (approximate)

LEGAL: W2 SW4 of 18-2-63 and part of the E2 and the E2 of the W2 of 18-2-63

