

Glen Vista/ Cotopaxi 13.1 +/- acres
65 Pinevalley Rd
Cotopaxi, CO 81223

\$99,990
13.1± Acres
Fremont County



**Glen Vista/ Cotopaxi 13.1 +/- acres
Cotopaxi, CO / Fremont County**

SUMMARY

Address

65 Pinevalley Rd null

City, State Zip

Cotopaxi, CO 81223

County

Fremont County

Type

Undeveloped Land

Latitude / Longitude

38.345241 / -105.469298

Taxes (Annually)

\$678

HOA (Annually)

\$131

Acreage

13.1

Price

\$99,990

Property Website

<https://greatplainslandcompany.com/detail/glen-vista-cotopaxi-13-1-acres-fremont/colorado/110795/>



Glen Vista/ Cotopaxi 13.1 +/- acres Cotopaxi, CO / Fremont County

PROPERTY DESCRIPTION

What if the place you've been searching for isn't a house at all—but the land where your future finally begins? This 13.1-acre property in Fremont County near Cotopaxi offers the space, freedom, and mountain scenery that make it easy to picture a different way of living. Consisting of two adjoining lots, the land features gentle, highly usable terrain with road access on three sides and reliable year-round access, providing the flexibility to build a home, cabin, manufactured home, RV setup, or private mountain retreat.

A major advantage of this property is that a household well is already in place, while underground electricity is available at the property, giving you a valuable head start toward future development. Located within the desirable Glen Vista community, you'll enjoy maintained roads, spacious parcels, a horse-friendly atmosphere, and an affordable annual POA. The community's reasonable covenants help preserve the area's beauty and long-term appeal while still allowing manufactured homes and the flexibility to enjoy your property your way.

The views are truly remarkable. Wide-open, expansive vistas stretch toward the Sangre de Cristo Mountains, while Colorado's famous big skies deliver unforgettable sunrises, colorful sunsets, and brilliant star-filled nights. It's the kind of place that encourages you to slow down, take a deep breath, and appreciate what matters most.

Outdoor recreation surrounds you in every direction. The Arkansas River Valley is renowned for Gold Medal trout fishing, world-class whitewater rafting, hiking, ATV adventures at Texas Creek, rock climbing, hot springs, and access to extensive public lands. Hunting opportunities throughout the region are exceptional, making this an outstanding base camp for elk, deer, turkey, and other Colorado hunting adventures. The Rio Grande National Forest lies to the west, while the Pike and San Isabel National Forests are located to the east, placing millions of acres of public land within easy reach.

Cañon City, Salida, Pueblo, and Great Sand Dunes National Park are all just a short and convenient drive away, offering shopping, dining, entertainment, and countless opportunities to explore.

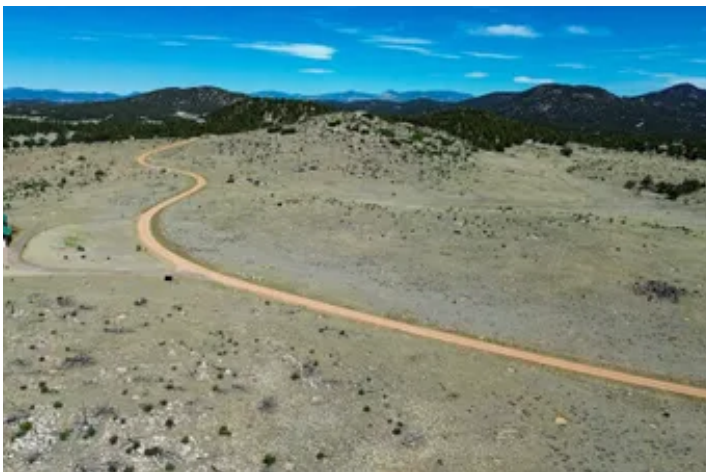
Whether you're searching for a future homesite, recreational getaway, hunting base camp, or a place to create memories for generations, this property offers the space, views, year-round accessibility, and Colorado mountain lifestyle that make "someday" feel much closer.

Call today for an exclusive showing

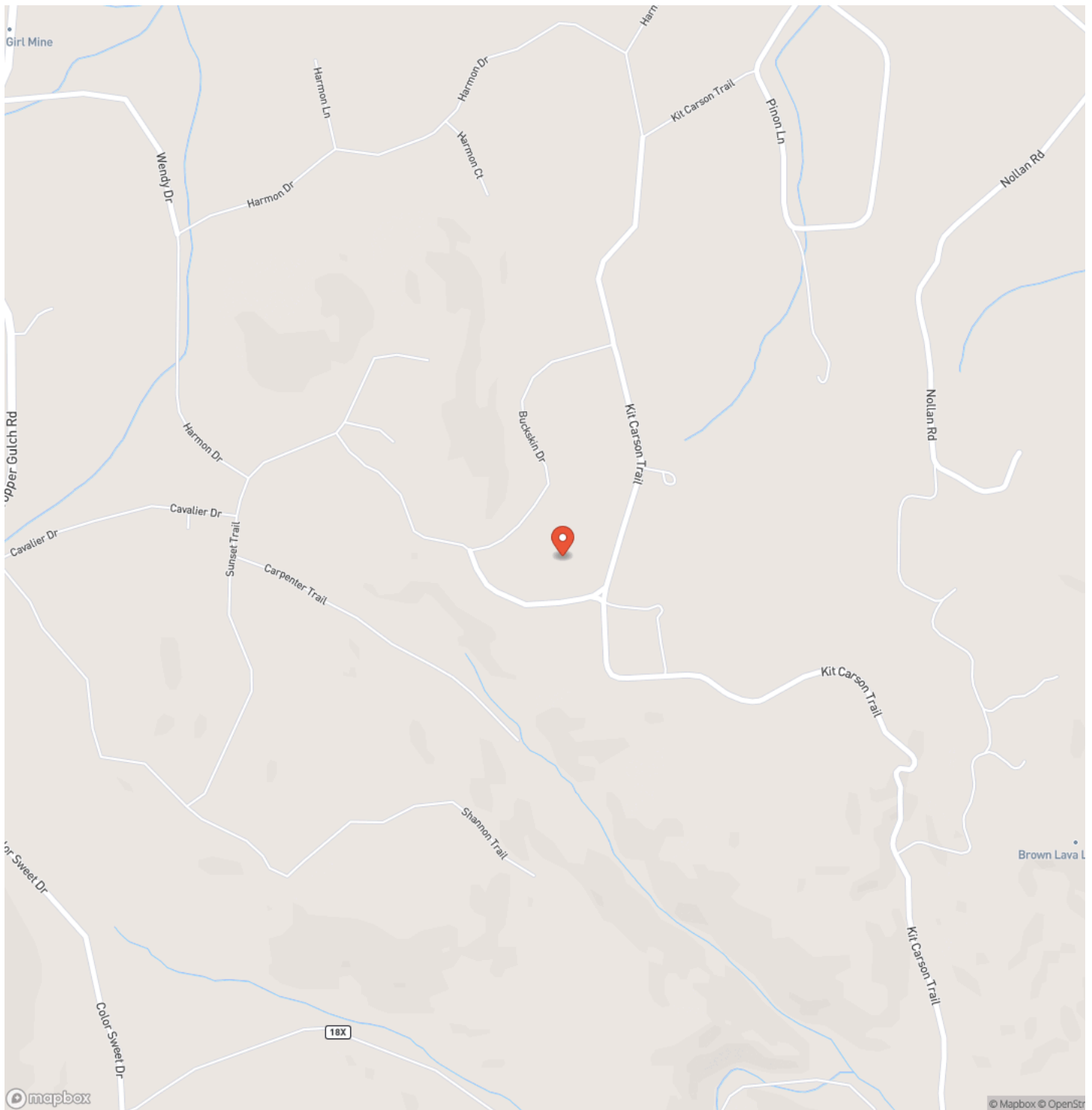
Owner financing available!



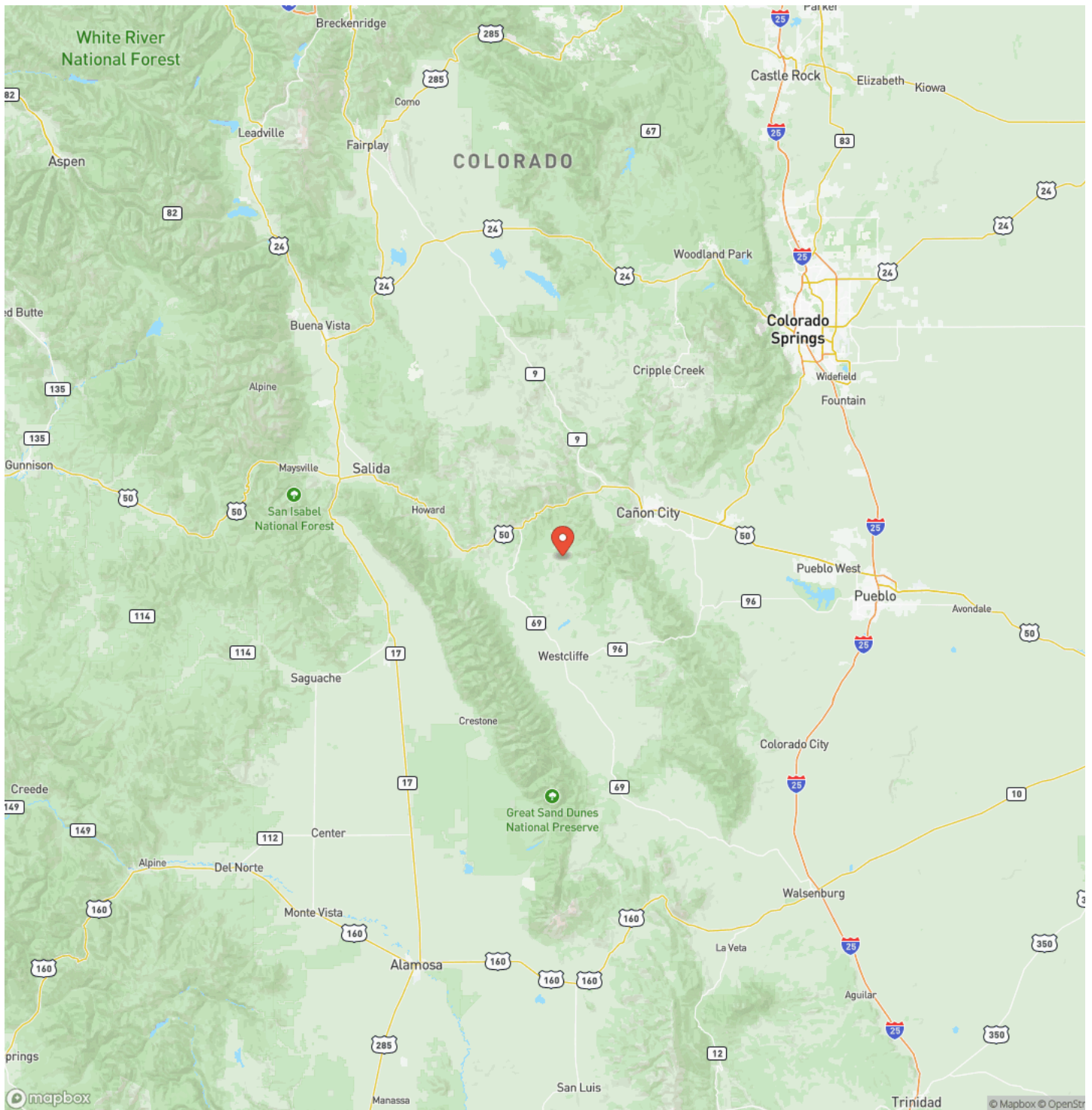
Glen Vista/ Cotopaxi 13.1 +/- acres
Cotopaxi, CO / Fremont County



Locator Map



Locator Map



Satellite Map



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



GREAT PLAINS

LAND CO.

Great Plains Land Company
501 N. Walker St.
Oklahoma City, OK 73102
(405) 255-0051
<https://greatplainslandcompany.com/>

