

Affordable CRP Income & Recreational Property
County Road PP
Springfield, CO 81073

\$69,000
80± Acres
Baca County



Affordable CRP Income & Recreational Property Springfield, CO / Baca County

SUMMARY

Address

County Road PP

City, State Zip

Springfield, CO 81073

County

Baca County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

37.5282 / -102.5949

Acreage

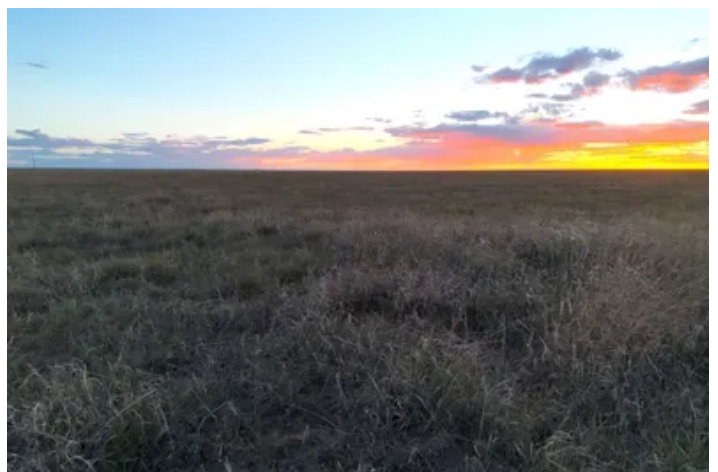
80

Price

\$69,000

Property Website

<https://greatplainslandcompany.com/detail/affordable-crp-income-recreational-property-baca-colorado/117357/>



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PROPERTY DESCRIPTION

80± Acres in Baca County, Colorado — CRP Income & Hunting

If you're looking for an affordable acreage investment with current income and long-term flexibility, this **80± acre parcel in Baca County, Colorado** deserves a look. With **74.87 acres currently enrolled in the Conservation Reserve Program (CRP) through 2030**, the property provides approximately **\$1,752 in annual CRP payments**, offering an immediate income stream while preserving future options for the landowner.

The property consists predominantly of **Class IV soils** and is located in an area where agricultural production commonly includes **wheat, milo, and millet**. When the current CRP contract expires in 2030, the next owner can evaluate whether to pursue a new CRP contract or return portions of the acreage to agricultural production, subject to applicable program requirements and eligibility.

Recreational & Hunting Opportunity

In addition to its investment potential, this property offers excellent recreational appeal. The surrounding area supports populations of **pronghorn antelope, mule deer, upland game birds, and other small game**, providing opportunities for hunting and wildlife recreation.

Convenient Access

The property benefits from **maintained county road frontage and good access to paved U.S. Highway 287**, making travel to and from the property convenient. **Springfield, Colorado**, is nearby for everyday services and amenities.

Whether you're looking for **current CRP income, hunting and recreation, future agricultural potential, or an affordable long-term land investment**, this 80± acre tract offers a combination of income and flexibility that is hard to overlook.

Property Highlights

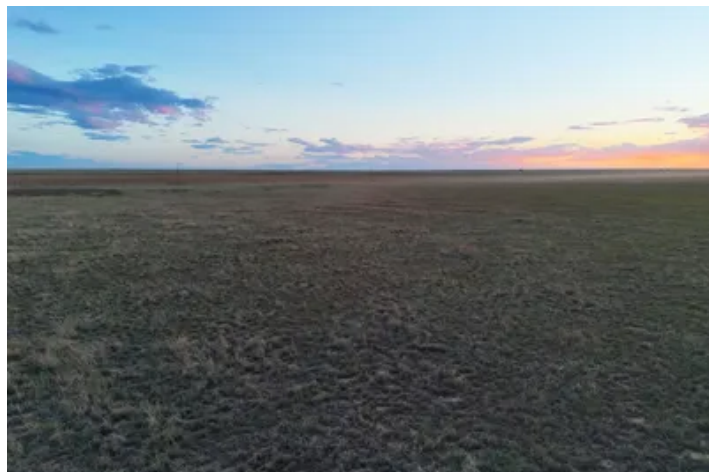
- **80± total acres**
- **74.87 acres enrolled in CRP**
- **CRP contract through 2030**
- **Approximately \$1,752 in annual CRP payments**
- Predominantly **Class IV soils**
- Potential for future CRP re-enrollment or agricultural production after the current contract expires
- Area crops include **wheat, milo, and millet**
- Excellent hunting and wildlife habitat
- Pronghorn, mule deer, upland birds, and other small game in the area
- Maintained county road frontage
- Good access to **paved U.S. Highway 287**
- Conveniently located near **Springfield, Colorado**
- **Low property taxes**
- Affordable income-producing land investment

Buyer Broker Notice

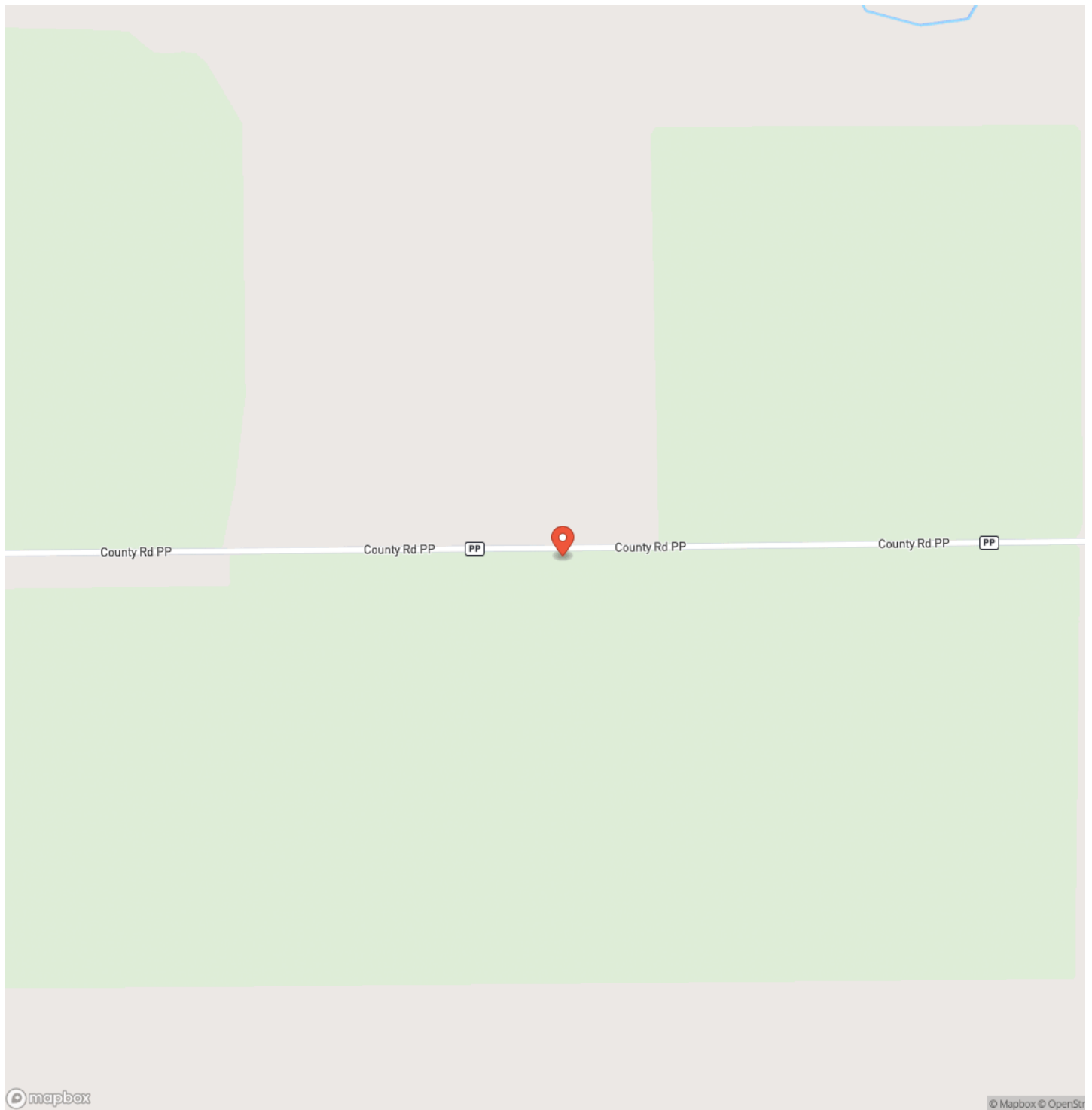
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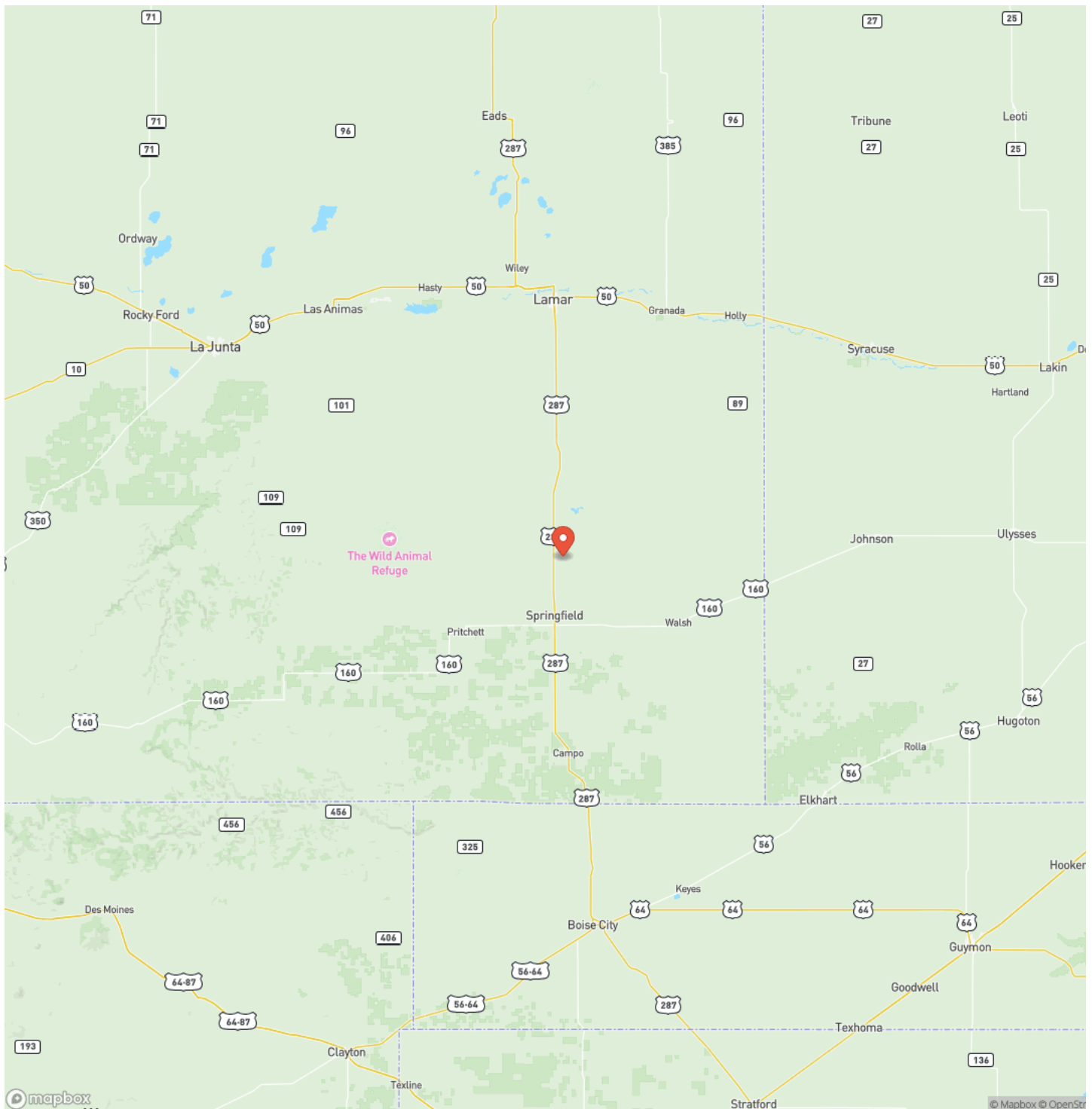
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Locator Map



Locator Map



Satellite Map



Affordable CRP Income & Recreational Property Springfield, CO / Baca County

LISTING REPRESENTATIVE

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NOTES

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MORE INFO ONLINE:

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