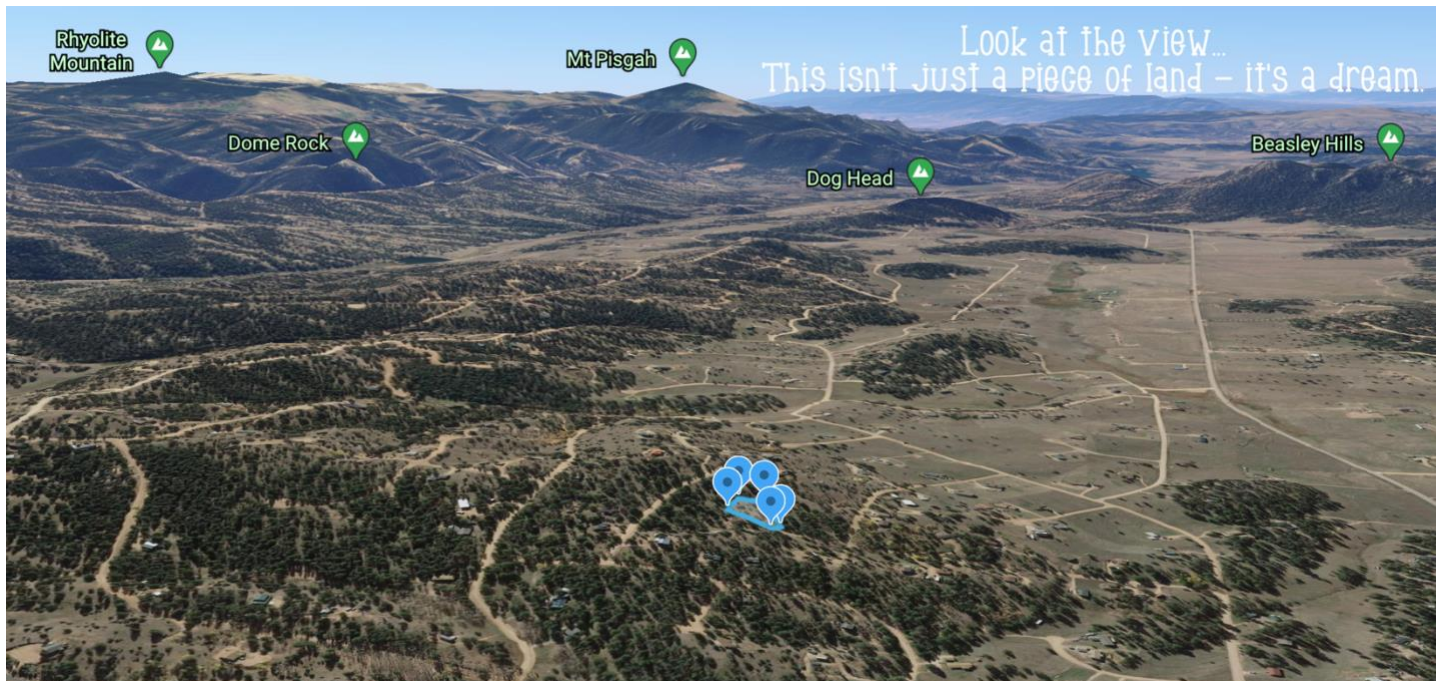


Just \$8,500 Gets You More than Land – It's Gets You a Dream



And this dream comes with over *half an acre* of beautiful Colorado land in Teller County. Don't wait to snag the lot of your dreams – and wake up every day with these gorgeous views!

Residential zoning – buy now and build your dream!

Maintain your privacy among the opulent evergreens! Close to Florissant, Divide and Colorado Springs – they have everything you could possibly need to live out that dream.

This one won't be around long.

Market Value: \$11,000 – but we want to sell this stunning spot to you for far less! Call us **TODAY** at (636) 317-1819!

A Few Quick Facts About Florissant, Colorado:

ECONOMY

Employment prospects are awesome - well above the national average!

Recent job growth: 4.1% vs. 1.6%

Future job growth: 49.8% vs. 33.5%

Unemployment rate: 3.5% vs. 3.9%

POPULATION

Florissant's population is a quant, cozy 81 people! The median age is 49.5.

TRANSPORTATION

The average commute time is 25 minutes.

\$ FINANCIAL

Florissant's sales tax rate is 3.9%. Compare that to the national average sales tax rate of 7.3%!

The average income per capita is \$28,222.

PROPERTY DETAILS

State: Colorado

County: Teller

City: Florissant

Size: 0.55 acres

GPS Coordinates: 38.878365, -105.264328

Property Address: 36 Bighorn Circle, Florissant, Colorado 80816

Zoning: Residential

Terrain: Sloping

Road Access: Yes - Unpaved

*Electric: Available through IREA

*Water: Well Allowed (owner to provide)

*Sewer: Septic Allowed (owner to provide)

Current Annual Taxes: \$91.70

Click [HERE](#) to check it out on Google Maps!

Click [HERE](#) to check it out on Google Earth!

Click [HERE](#) to take a peek (*and message us*) on Facebook!

Check out the surrounding properties and you'll see that your dream lot is the **best deal** on the hilltop.

Don't wait! **Email** (buy@hpinvests.com), **call** ((636) 317-1819), or **Facebook message** ([Harvester Property Investments](#) or [Rebecca Dyer](#)) today!

Disclosure: Buyer to perform all due diligence and obtain the proper permits and HOA approvals, as needed. Buyer also to confirm utilities to the property. Sales and listings in the area suggest this property is offered well below market value. Harvester Property Investments, LLC makes no warranties or representations about the land, its condition, building restrictions, or suitability for building. Provided coordinates may not be exact. Land is sold as-is, where-is with buyer paying all closing costs. Price based on a cash offer.



\$8,500!
Can you believe it?
A steal at just 77% of Market Value.

Scroll for more pictures!



Photos

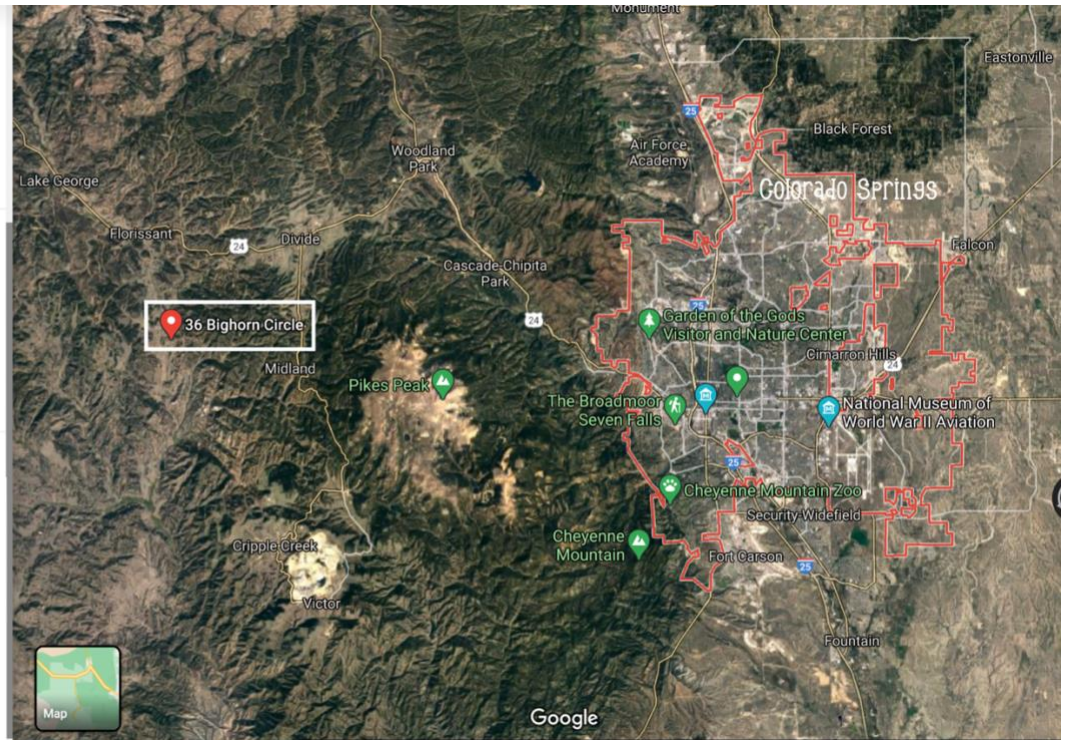


Quick facts

Colorado Springs, at an elevation of 6,035 ft., is a city in Colorado at the eastern foot of the Rocky Mountains. It lies near glacier-carved Pikes Peak, a landmark in Pike National Forest with hiking trails and a cog railway leading to its 14,114-ft. summit. The city's Garden of the Gods park features iconic red-sandstone formations and mountain views.

Less than 40 miles
to beautiful Colorado Springs!

That's less than an
hour's drive away!



Pikes Peak

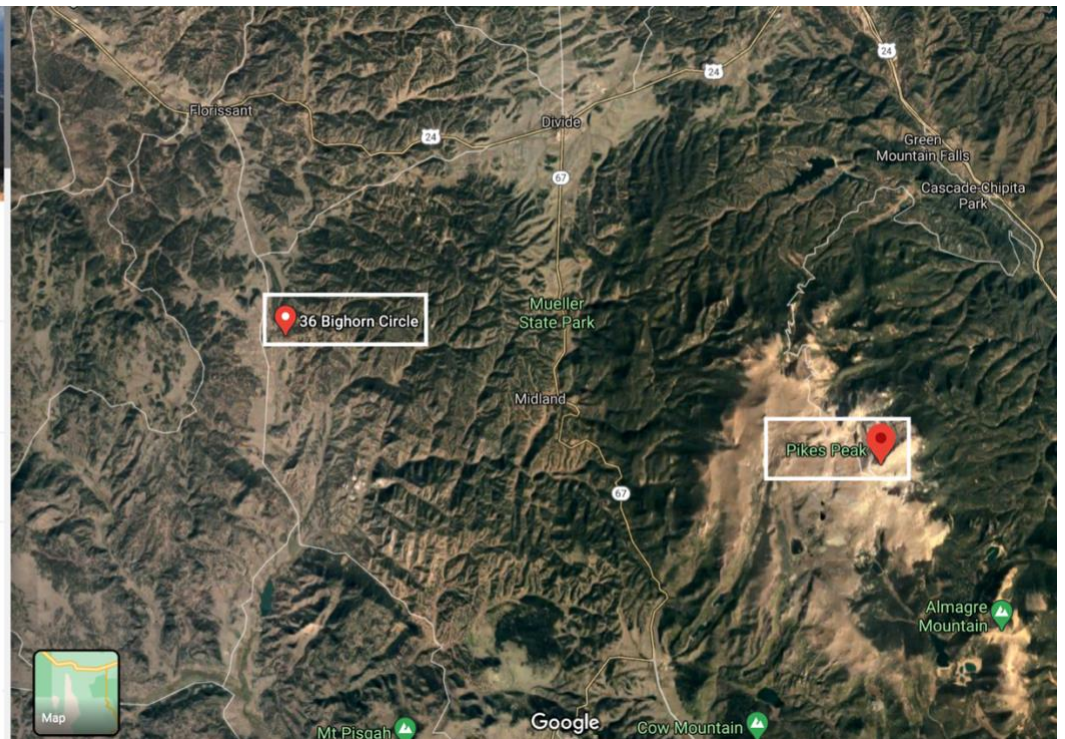
4.7 ★★★★★ (2,473)

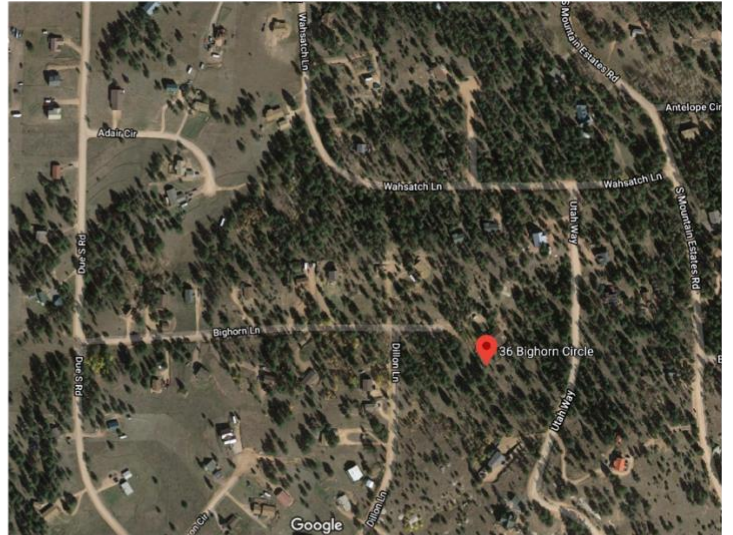
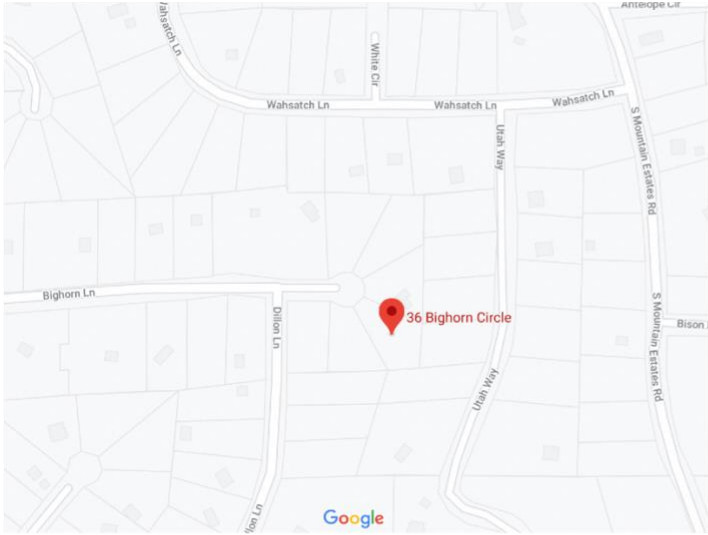
Mountain peak

Just over an hour
to the majesty of
Pikes Peak!

14,115-ft. pink granite peak featuring hiking trails with
stunning views, climbing & campgrounds.

Take a nice day trip and
enjoy the amazing views!





Nestled between the beautiful evergreens of Colorado!
Breathe in the fresh air and soak in the views every single day.

