

\$165,000 - 12240 Saddle Ridge Lane, Salida

MLS® #1548517 RE COLORADO Listing Office: West and Main Homes Inc

\$165,000

0 Bedroom, 0.00 Bathroom,
Land on 2 Acres

Saddle Ridge, Salida, CO

Discover your mountain haven in Saddle Ridge Ranch! This 2-acre lot offers stunning views of the Arkansas River Valley, setting the stage for your dream home. Nestled in a premier neighborhood, the property features a roughed-in driveway and building site, surrounded by mature trees for ultimate privacy.

Perfectly situated just minutes from downtown Salida, Monarch Ski Area, and The Colorado Trail, this is one of the last remaining view lots in the area. Utilities are conveniently located at the lot line, and it includes augmentation certificate #1096 for indoor and outdoor water use.

Saddle Ridge Ranch offers low annual HOA fees, 42 acres of shared open space, and a charming seasonal pond, combining tranquility with convenience. Donâ€™t miss this rare opportunity to create your mountain retreat!

RE COLORADO

Listing Courtesy of West and Main Homes Inc

Essential Information

MLS® #	1548517
Price	\$165,000
Bathrooms	0.00
Acres	2.01



Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	12240 Saddle Ridge Lane
Subdivision	Saddle Ridge
City	Salida
County	Chaffee
State	CO
Zip Code	81201

Amenities

Utilities	Electricity To Lot Line
View	Meadow, Mountain(s)

Exterior

Lot Description	Level, Many Trees, Near Ski Area, Rolling Slope, Secluded, Sloped
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School Information

District	Salida R-32
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Additional Information

Date Listed	January 2nd, 2025
Zoning	Residential



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