

# \$22,500 - 369-370 Soubry Place, Fort Garland

MLS® #1892344 RE COLORADO Listing Office: Werner Realty, Inc.

**\$22,500**

0 Bedroom, 0.00 Bathroom,  
Land on 2 Acres

Forbes Park, Fort Garland, CO

Experience the serenity and prestige of mountain living on these two combined parcels (2.17 acres) in the exclusive, [gated] Forbes Park, in the Sangre de Cristo Mountains. Just 10 minutes from the main gate, this prime location offers the perfect setting for a mountain retreat, whether you envision a custom-built home or a refined RV escape surrounded by nature's beauty. Electricity and fiber high speed internet are across the road, and you may drill a household well. A septic system will be required in order to build a cabin. The Association maintains the private roads, provides a trash receptacle, and a community center with a kitchen, WiFi and restrooms for a quick camping shower. The roads are plowed in the winter on this stretch of Soubry, so you will have year-round access. There is abundant wildlife in Forbes Park (elk, deer, mountain lion, bear, bobcat, turkey, all kinds of birds) and endless hiking opportunities. Hunting is not allowed in Forbes Park, but there is private access into the San Isabel National Forest where you can hunt. The lots were in the 2018 Spring Creek fire. The owner had the properties cleared for fire mitigation, and to make them ready for Your adventure! Aspen trees have up everywhere ~ Property will green up soon! GPS: 37.5111,-105.2508 to the middle boundary of the 2 lots where the real estate sign is. Almost all of the property stakes are present.



## **Listing Courtesy of Werner Realty, Inc.**

### **Essential Information**

MLS® #	1892344
Price	\$22,500
Bathrooms	0.00
Acres	2.17
Type	Land
Sub-Type	Unimproved Land
Status	Active

### **Community Information**

Address	369-370 Soubry Place
Subdivision	Forbes Park
City	Fort Garland
County	Costilla
State	CO
Zip Code	81133

### **Amenities**

Amenities	Clubhouse, Gated
Utilities	Electricity Available
View	Meadow, Mountain(s)

### **Exterior**

Lot Description	Level, Mountainous
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### **School Information**

District	Sierra Grande R-30
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### **Additional Information**

Date Listed	May 5th, 2025
Zoning	Residential

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Greenwood Village, CO 80111 USA

Listing information last updated on May 24th, 2025 at 2:33am MDT