

# \$94,500 - County Road 6, Wiggins

MLS® #IR1024351 REALTOR Listing Office: Colorado Land Co. LLC

**\$94,500**

0 Bedroom, 0.00 Bathroom,  
Land on 5 Acres

ZAMBRANO MINOR, Wiggins, CO

Build your dream home on this 5 Acres and take in the mountain and prairie views! Great residential building site East off Hwy 52 South of Wiggins. Great for horses and farm animals. Wonderful area with small town living and local schools. Vacant lot with easy access to I-76 and Highway 34. Electricity availability across County Road 6, Septic and a water tap will be needed. The water tap or sewer is not included in the purchase. Buyer to purchase Water Tap separately. Back on market due to no fault of the Seller.

REALTOR COLORADO

**Listing Courtesy of Colorado Land Co. LLC**

## Essential Information

MLS® #	IR1024351
Price	\$94,500
Bathrooms	0.00
Acres	5.00
Type	Land
Sub-Type	Unimproved Land
Status	Active

## Community Information

Address	County Road 6
Subdivision	ZAMBRANO MINOR
City	Wiggins
County	Morgan
State	CO



Zip Code 80654

## Amenities

View Plains

## Exterior

Lot Description Ditch, Level, Secluded

## School Information

District Wiggins RE-50J

Elementary Wiggins

Middle Wiggins

High Wiggins

## Additional Information

Date Listed January 10th, 2025

Zoning Residentia

RECOLORADO®

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