

# \$600,000 - N/A, Berthoud

MLS® #IR1030974

Listing Office: eXp Realty - Hub

## \$600,000

0 Bedroom, 0.00 Bathroom,  
Land on 2 Acres

The River at Overland Crossing, Berthoud, CO

NOW TAKING RESERVATIONS FOR PHASE

1! The arrival of the highly anticipated estate lots at The River at Overland Crossing is now here! A view you must see to believe!

Introducing premier 2 ac estate lot properties on the Big Thompson River with no metro district. Design and build your custom home with the award-winning design-build custom home builder Robbins Contracting. Experience the beauty of outdoor Colorado living on the river with perfect mountain views and awesome trails to explore. We're excited to be offering some of the premier lots in the subdivision - featuring walk-out lots with unobstructed mountain views and trail access. Each of the lots we have available have decisive advantages from the rest! Take your choice from an equestrian-ready lot or a non-equestrian, we offer both! Seller is a licensed Real Estate Agent in CO. Lots are projected to be permit-ready by January 1, 2026.

RECOLORADO

**Listing Courtesy of eXp Realty - Hub**

## Essential Information

MLS® #	IR1030974
Price	\$600,000
Bathrooms	0.00
Acres	2.00
Type	Land



REcolorado

Sub-Type	Improved Land
Status	Active

## Community Information

Address	N/A
Subdivision	The River at Overland Crossing
City	Berthoud
County	Larimer
State	CO
Zip Code	80513

## Amenities

View	Mountain(s)
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## School Information

District	Thompson R2-J
Elementary	Berthoud
Middle	Other
High	Berthoud

## Additional Information

Date Listed	April 11th, 2025
Zoning	FA1

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