

Property Details

CONTROL:	Exclusive	VALUE: \$275,000
		LOAN: \$0
		EQUITY: \$275,000

TITLE:	SFH ON 108 ACRES IN ORDWAY, CO
TYPE:	Agricultural
HAVE:	108 Acres in Ordway, Colorado. 3 Bed, 2.5 Bath SFH, detached garage, outbuilding and former greenhouses. Best use is probably 5 Acre subdivisions for marijuana farms.
ADDRESS:	19469 County Road H, Ordway, Colorado
BENEFITS TO NEW OWNER:	Free and clear. Owner will carry. Will use this to buy your property.

GROSS SCHEDULED INCOME:	\$0	Actual
VACANCY LOSS:	\$0	
GROSS EFFECTIVE INCOME:	\$0	
EXPENSES:	\$3,300	
NOI:	\$-3,300	
DEBT SERVICE:	\$0	
CASH FLOW:	\$-3,300	
CAP RATE:	0.00%	



BENEFITS SOUGHT: Opportunity, including ones that require a job.

MOTIVATION: Moderate.

CAN ADD: New loan. Construction ability.

REMARKS: May be subdividable into 5 Acre parcels for grow ops.

OWNER: Kellar

COUNSELOR: Blake Allen Phone: 719-685-0707
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