Property Details

CONTROL:	Exclusive	VALUE:	$250,000
		LOAN:	$0
		EQUITY:	$250,000

TITLE:	POSSIBLY DIVISIBLE WEED FARM
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 108 Canon Ave Manitou Springs, Colorado, 80829	Phone: 719-685-0707 Cell: 719-684-4123 Email: blakeallenrealty@gmail.com