

29518 County Road 18  
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Rocky Ford, CO 81067

**\$297,000**  
5.300± Acres  
Otero County



**29518 County Road 18**  
**Rocky Ford, CO / Otero County**

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**SUMMARY**

**Address**

29518 County Road 18

**City, State Zip**

Rocky Ford, CO 81067

**County**

Otero County

**Type**

Farms, Residential Property, Horse Property

**Latitude / Longitude**

38.062584 / -103.747317

**Dwelling Square Feet**

1380

**Bedrooms / Bathrooms**

3 / 1

**Acreage**

5.300

**Price**

\$297,000

**Property Website**

<https://greatplainslandcompany.com/detail/29518-county-road-18-otero-colorado/100095/>



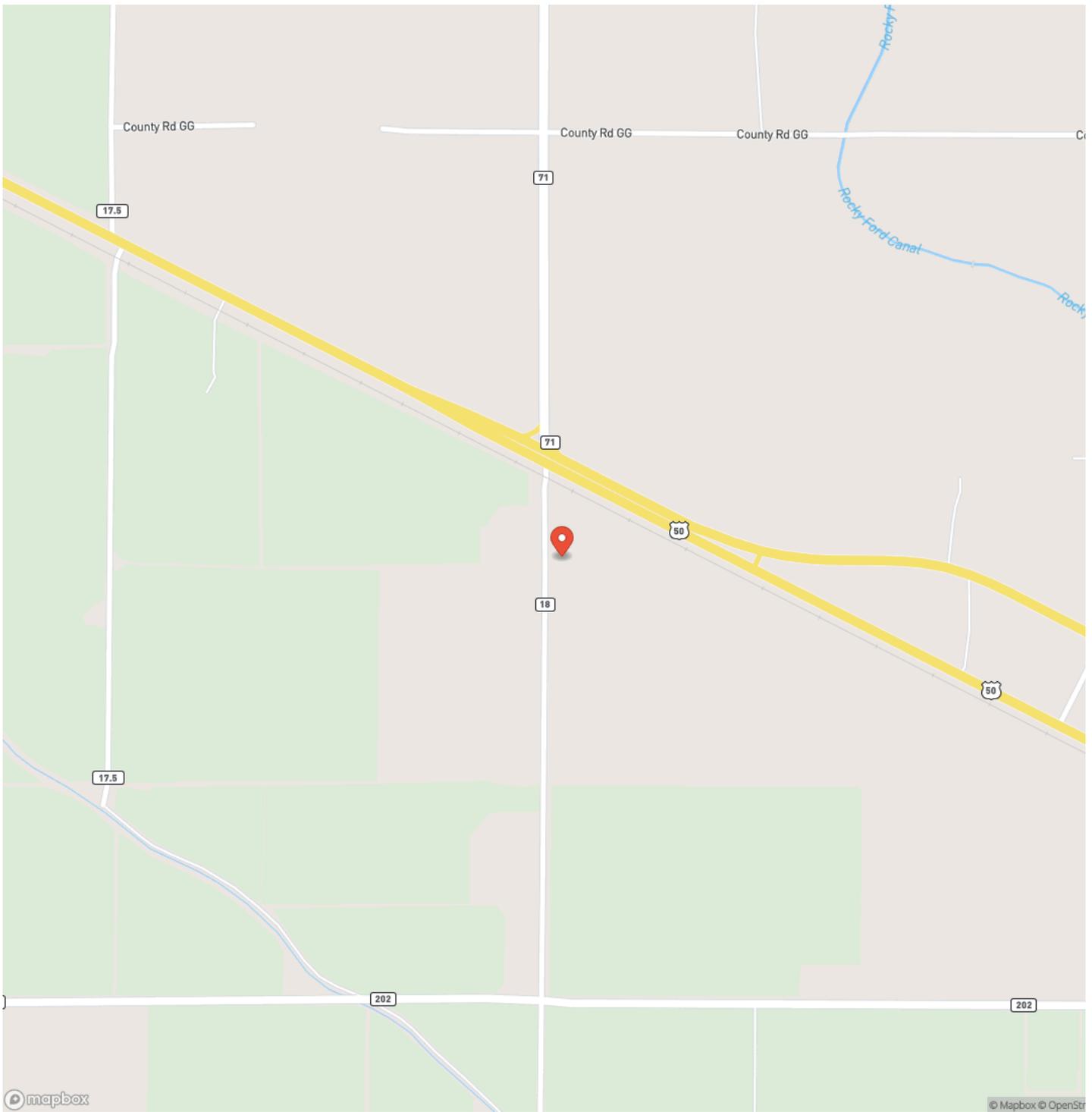
**PROPERTY DESCRIPTION**

Here is your chance to purchase a 'Hobby Farm' located in the heart of melon country just 2 miles west of Rocky Ford, CO. This property consists of 5.3 acres and features a 3 bedroom, 1 bathroom home, lofted barn, 2 car detached garage, woven wire fencing, yard well, and 5.5 shares of the Catlin Canal for irrigation of the pastures. The house has a nice sized eat in kitchen with large windows in the dining and living room areas. Engineered hardwood flooring run throughout the entire home. A wood burning stove sits centrally between the bedrooms and living room. The front of the house has a mud room designed to catch shoes and jackets. The back of the home has space for a washer and dryer and stepping out the back door you are met with a large cement covered patio. There are fully fenced corrals and sheds for animal protection on the north side of the property as well as a barn on the east side. Bring your animals and bring your vision. This property has so much to offer a buyer looking for a manageable sized country property.

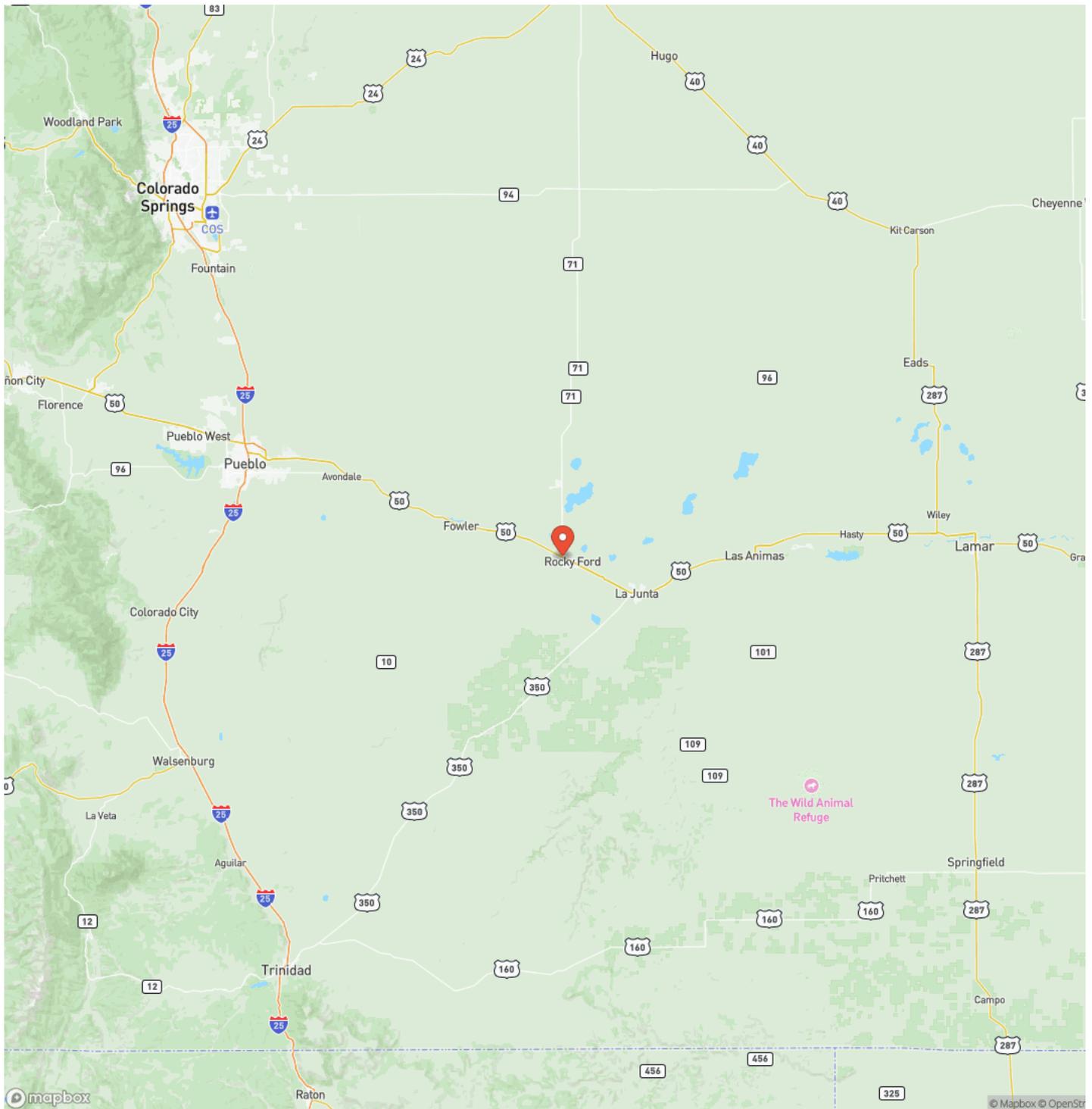
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# Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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