

**West Highland Ranch Meeker**  
1553 County Road 13  
Meeker, CO 81641

**\$2,450,000**  
88± Acres  
Rio Blanco County





**West Highland Ranch Meeker**  
**Meeker, CO / Rio Blanco County**

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**SUMMARY**

**Address**

1553 County Road 13

**City, State Zip**

Meeker, CO 81641

**County**

Rio Blanco County

**Type**

Ranches, Horse Property

**Latitude / Longitude**

40.013251 / -107.93182

**Dwelling Square Feet**

4916

**Bedrooms / Bathrooms**

5 / 3.5

**Acreage**

88

**Price**

\$2,450,000

**Property Website**

<https://aspenranchrealestate.com/property/west-highland-ranch-meeker-rio-blanco-colorado/56374/>



**MORE INFO ONLINE:**

**[aspenranchrealestate.com](https://aspenranchrealestate.com)**

**PROPERTY DESCRIPTION**

**West Highland Ranch, Meeker, Colorado Ranch For Sale**

This hobby ranch offers a great set of assets, beginning with excellent water rights on 80+ acres of productive hayfields, combined with a great set of improvements. The original ranch home was completely remodeled by a well-known custom builder and expanded to its current footprint of 4,916 square feet of premium living space with 5 bedrooms, 4 bathrooms, and an office. It has gorgeous views of a neighboring ranch and BLM lands to the west that is often home to a couple hundred elk. The outbuildings show great pride of ownership, with a 50x70 Morton shop building, two large hay barns, a smaller heated workshop, and a small horse setup. The ranch has 10 shares of Miller Creek water provided by an underground piped irrigation system that delivers to gated pipe. Hay production is excellent, with two productive cuttings a year. The ranch borders the 9-hole Meeker golf course on the north, which offers some interesting possibilities for long-term development or expansion. It's a short 5-minute drive into town for groceries and school. All in all, this is the hobby ranch or getaway retreat that is very hard to find in today's market.

**Colorado Mountain Ranch for Sale**

West Highland Ranch Meeker  
Meeker, CO / Rio Blanco County

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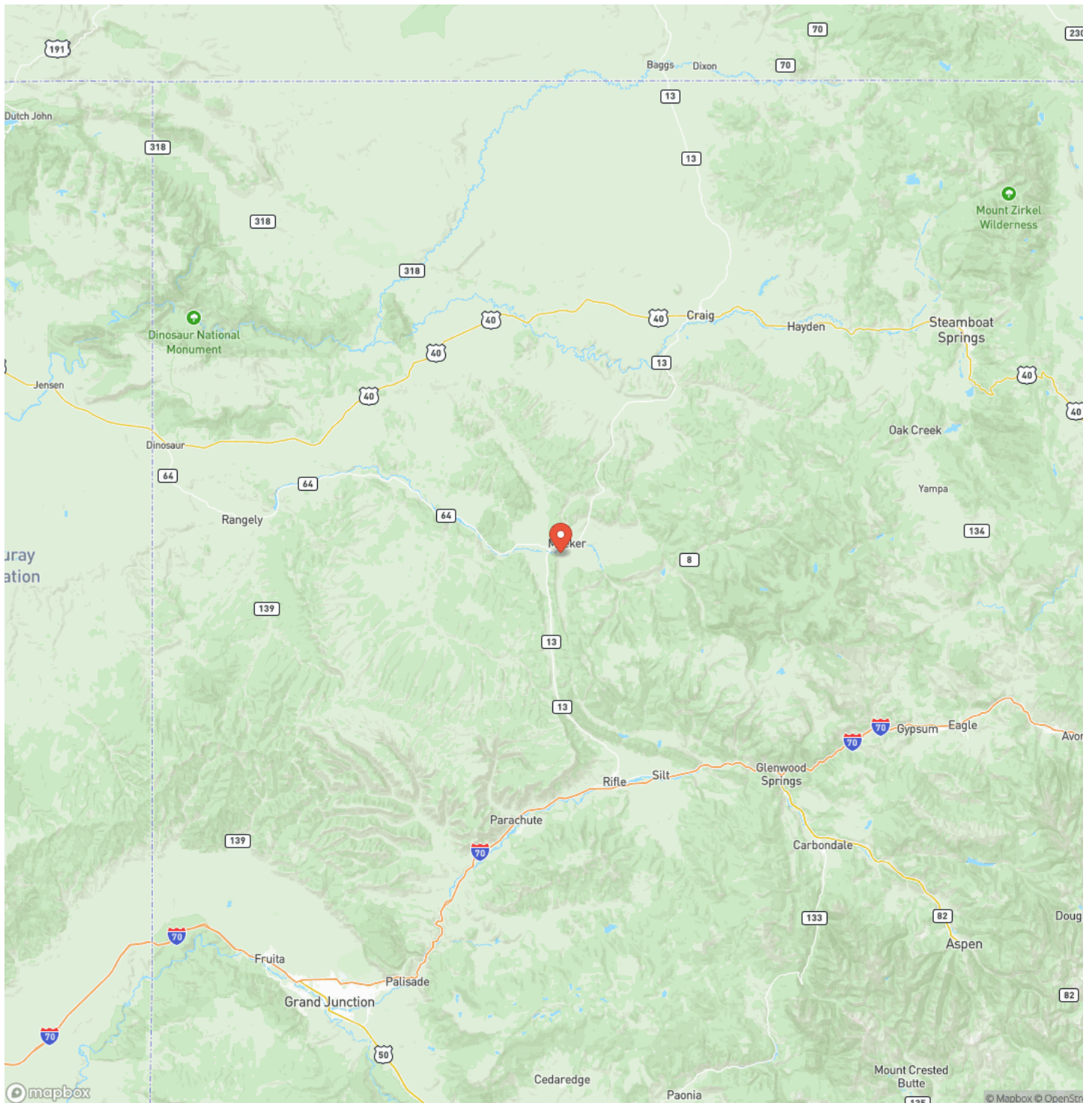




## Locator Map



## Locator Map



**MORE INFO ONLINE:**



## Satellite Map



## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Loren Williams

## Mobile

(970) 314-0324

## Email

Loren.williams.co@gmail.com

**Address**

## City / State / Zip

Loma, CO 81524

## NOTES

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## This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

## **DISCLAIMERS**

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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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