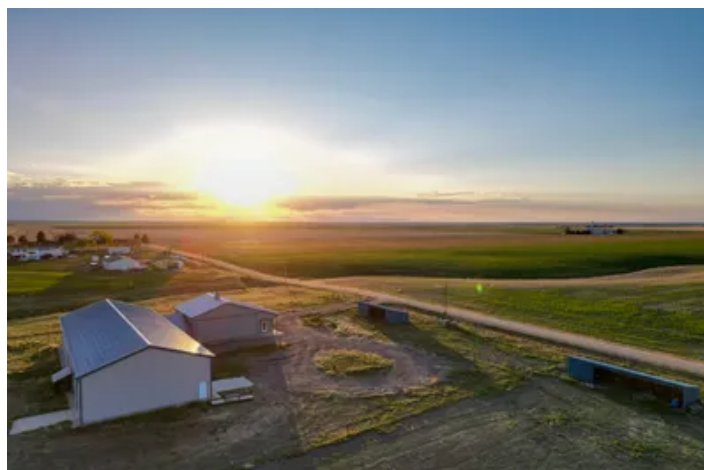


Barndominium and 5,850 SF Pole Barn on 35 Acres
49400 East 120th Avenue
Bennett, CO 80102

\$600,000
35± Acres
Adams County



Barndominium and 5,850 SF Pole Barn on 35 Acres Bennett, CO / Adams County

SUMMARY

Address

49400 East 120th Avenue

City, State Zip

Bennett, CO 80102

County

Adams County

Type

Farms, Commercial, Horse Property, Recreational Land, Residential Property

Latitude / Longitude

39.912114 / -104.408774

Dwelling Square Feet

700

Bedrooms / Bathrooms

1 / 1

Acreage

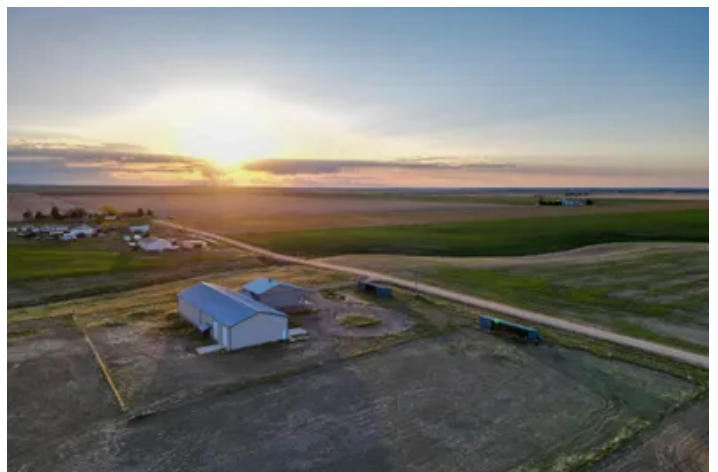
35

Price

\$600,000

Property Website

<https://greatplainslandcompany.com/detail/barndominium-and-5-850-sf-pole-barn-on-35-acres-adams-colorado/81112/>



Barndominium and 5,850 SF Pole Barn on 35 Acres

Bennett, CO / Adams County

PROPERTY DESCRIPTION

Endless Possibilities Await on 35 Acres in Adams County, Colorado

Welcome to a rare and versatile opportunity in Adams County! Situated just off the paved Kiowa-Bennett Road, this 35-acre property offers a powerful blend of residential comfort, agricultural utility, and commercial potential. Whether you're an investor, business owner, homesteader, or hobbyist, this property provides the infrastructure and space to bring your vision to life.

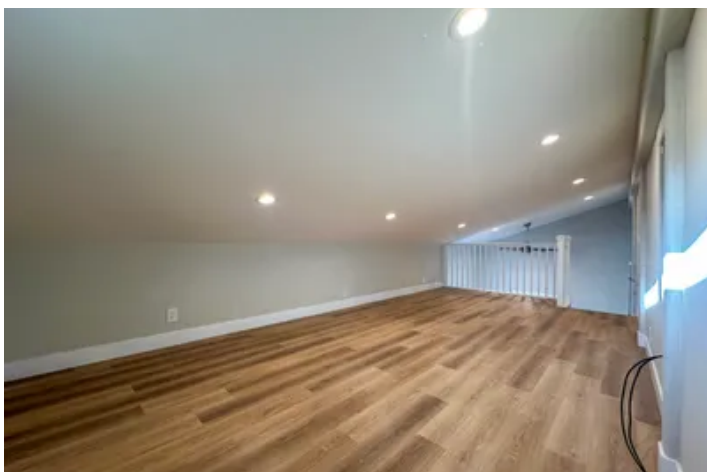
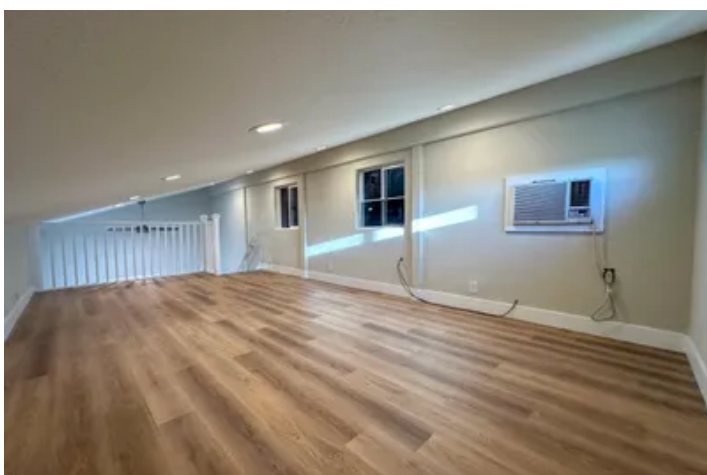
At the heart of the land is a well-built 2,272 sq ft barndominium, thoughtfully designed with both function and flexibility in mind. One side of the barndominium features an approximately 700 sq ft finished space, complete with a loft-style sleeping area, a kitchen, bathroom, and laundry setup—perfect for guest quarters, recreational use, or an on-site office. The building includes a large hangar-style door, offering excellent accessibility and loading convenience.

Attached to the barndominium is a massive ~5,850 sq ft insulated pole barn—a true standout feature. This space boasts concrete floors with drainage, 2-inch spray foam insulation for energy efficiency, and over 600 amps of electrical service, ready to support heavy equipment, climate-controlled environments, or high-output operations. The pole barn contains four spacious compartments, each with roll-up doors, ideal for storage, a mechanical shop, or even an indoor agriculture/grow operation.

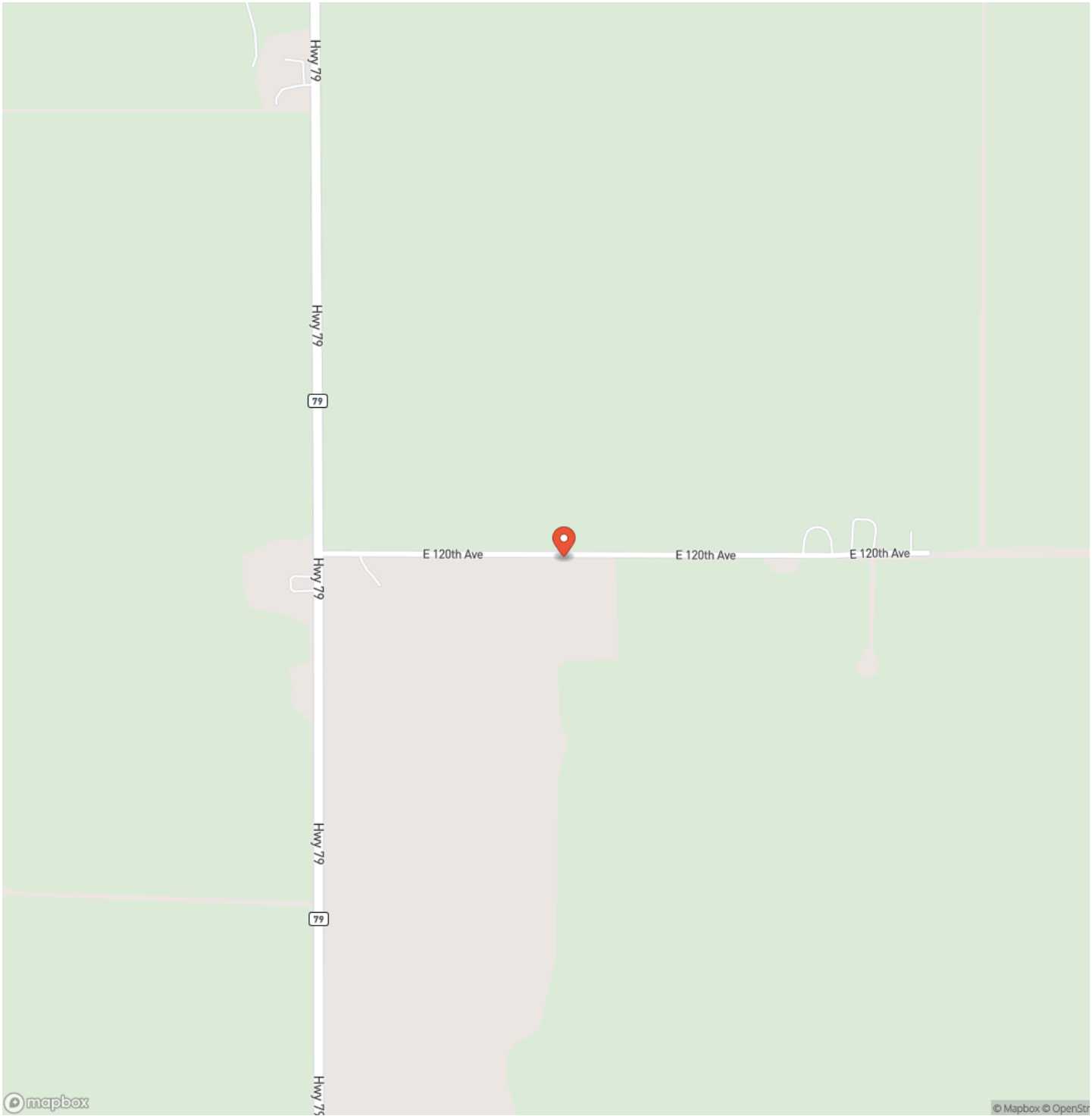
Additional improvements include two loafing sheds, adding utility for livestock or additional storage. With 35 acres of flat, usable land, the possibilities are virtually endless. Convert the barndominium into a full-time residence and enjoy rural living with all the amenities in place. Use the pole barn as a business hub, a workshop, or a state-of-the-art indoor growing facility. With easy road access, high-capacity electrical infrastructure, and multiple structures already built, this property is ready for immediate use and long-term development.

The details provided have been gathered from sources deemed trustworthy, but their accuracy and completeness have not been independently verified. Great Plains Land Company offers no assurances, warranties, or guarantees regarding the information presented. Great Plains Land Company bears no responsibility or liability for any inaccuracies, omissions, or reliability issues within this content. It is strongly advised that you perform your own thorough, independent investigation of the property and confirm all information yourself. Any decision to rely on this information is made entirely at your own discretion and risk.

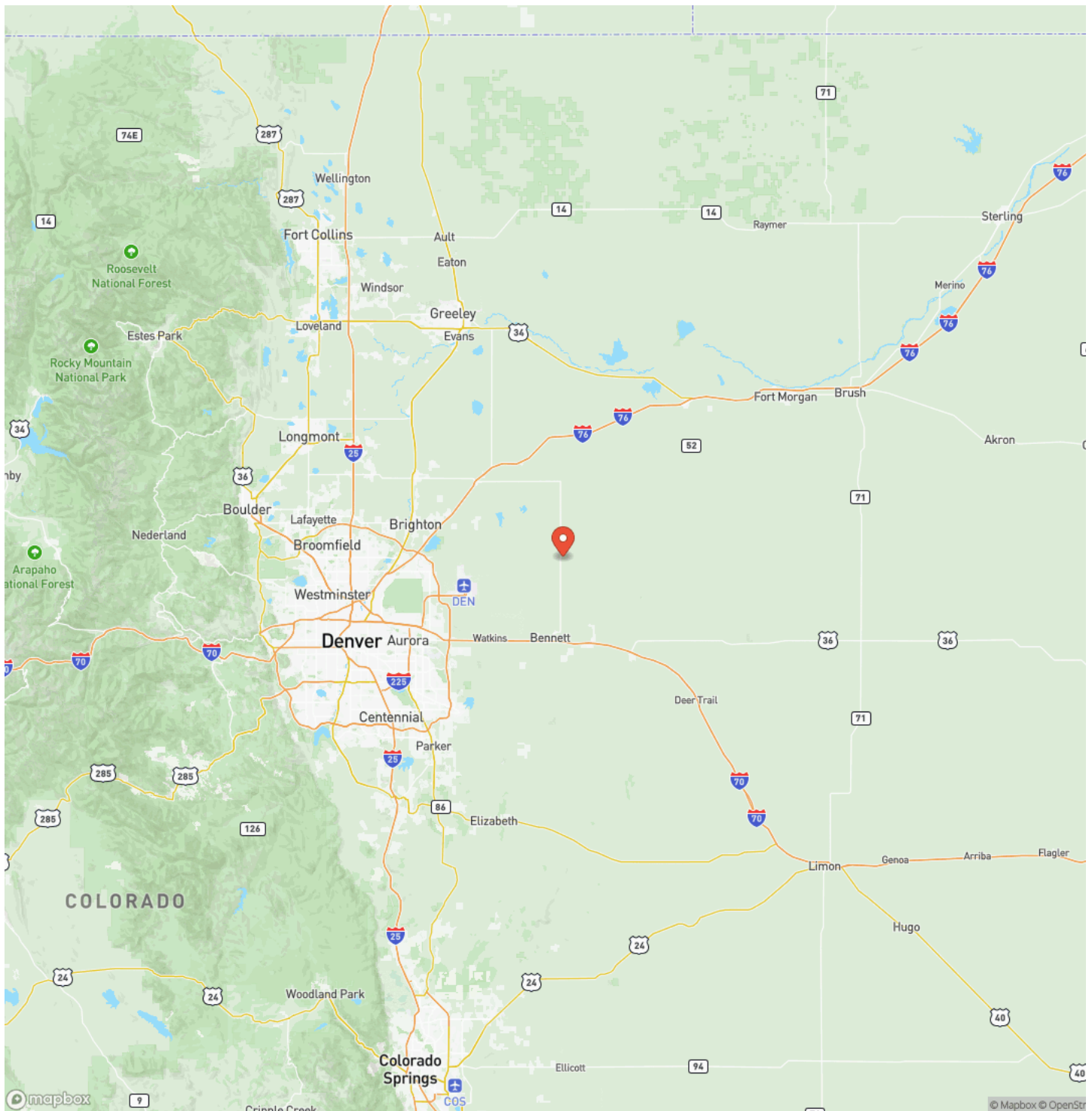
**Barndominium and 5,850 SF Pole Barn on 35 Acres
Bennett, CO / Adams County**



Locator Map



Locator Map



Satellite Map



Barndominium and 5,850 SF Pole Barn on 35 Acres Bennett, CO / Adams County

LISTING REPRESENTATIVE

For more information contact:



Representative

Ethan Janicki

Mobile

(303) 963-6738

Email

ethan@greatplains.land

Address

3460 E. Nielsen Ln

City / State / Zip

NOTES

[illegible]

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



MORE INFO ONLINE:
greatplainslandcompany.com

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.



Great Plains Land Company
501 N. Walker St.
Oklahoma City, OK 73102
(405) 255-0051
greatplainslandcompany.com

