

Cedar View 10
2633 N 4900 W
Roosevelt, UT 84066

\$90,000
10± Acres
Duchesne County



Cedar View 10
Roosevelt, UT / Duchesne County

SUMMARY

Address

2633 N 4900 W

City, State Zip

Roosevelt, UT 84066

County

Duchesne County

Type

Recreational Land, Lot, Undeveloped Land, Horse Property

Latitude / Longitude

40.341135 / -110.072743

Acreage

10

Price

\$90,000

Property Website

<https://greatplainslandcompany.com/detail/cedar-view-10-duchesne-utah/100905/>



PROPERTY DESCRIPTION

10 Acres in Cedar View Subdivision - Fully Fenced, Secluded Lot with Water, Power and Fiber at the Front Gate

Discover the perfect blend of privacy and usable acreage with this 10-acre property in Cedar View Subdivision, located approximately 15 minutes from Roosevelt, Utah. Surrounded by natural cedar trees and open high-desert terrain, this quiet and secluded lot offers excellent potential for a future homesite, recreational retreat or investment property with modern utilities nearby.

The parcel is fully fenced with barbed wire and features a steel entrance gate, providing secure access and defined boundaries. The property has been approved for culinary water use, with a culinary water line installed along the entrance road. Electric power and new fiber-optic internet lines are also available at the road, offering a rare combination of rural privacy and modern utility access.

A 1990s Cobra Salem 26RK bumper-pull camper currently located on the property is included in the sale, allowing the new owner to begin enjoying the land immediately.

Whether you are looking for recreational land, a basecamp, investment acreage or a future homesite, this property offers excellent flexibility and long-term potential in Utah's Uintah Basin.

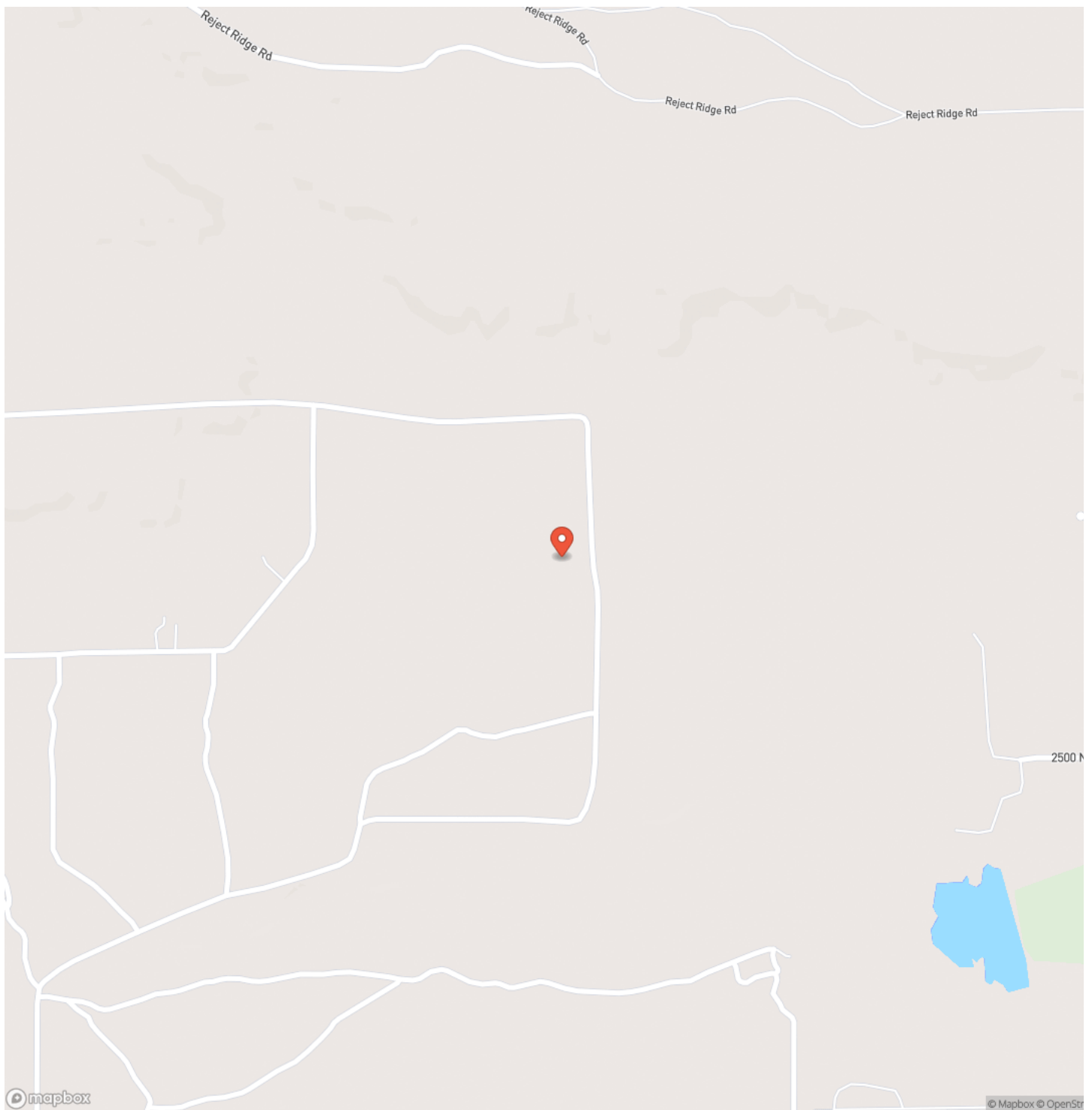
Property Highlights

- 10 acres in Cedar View Subdivision
- Approximately 15 minutes from Roosevelt, Utah
- Approved for culinary water use
- Culinary water line installed along the entrance road
- Electric power available at the road
- Newly installed fiber-optic internet available at the road
- Fully fenced with barbed wire
- Steel entrance gate
- Quiet and secluded setting with natural cedar trees
- Buildable rural acreage with development potential
- Suitable for recreational use, a homesite or investment
- 1990s Cobra Salem 26RK bumper-pull camper included

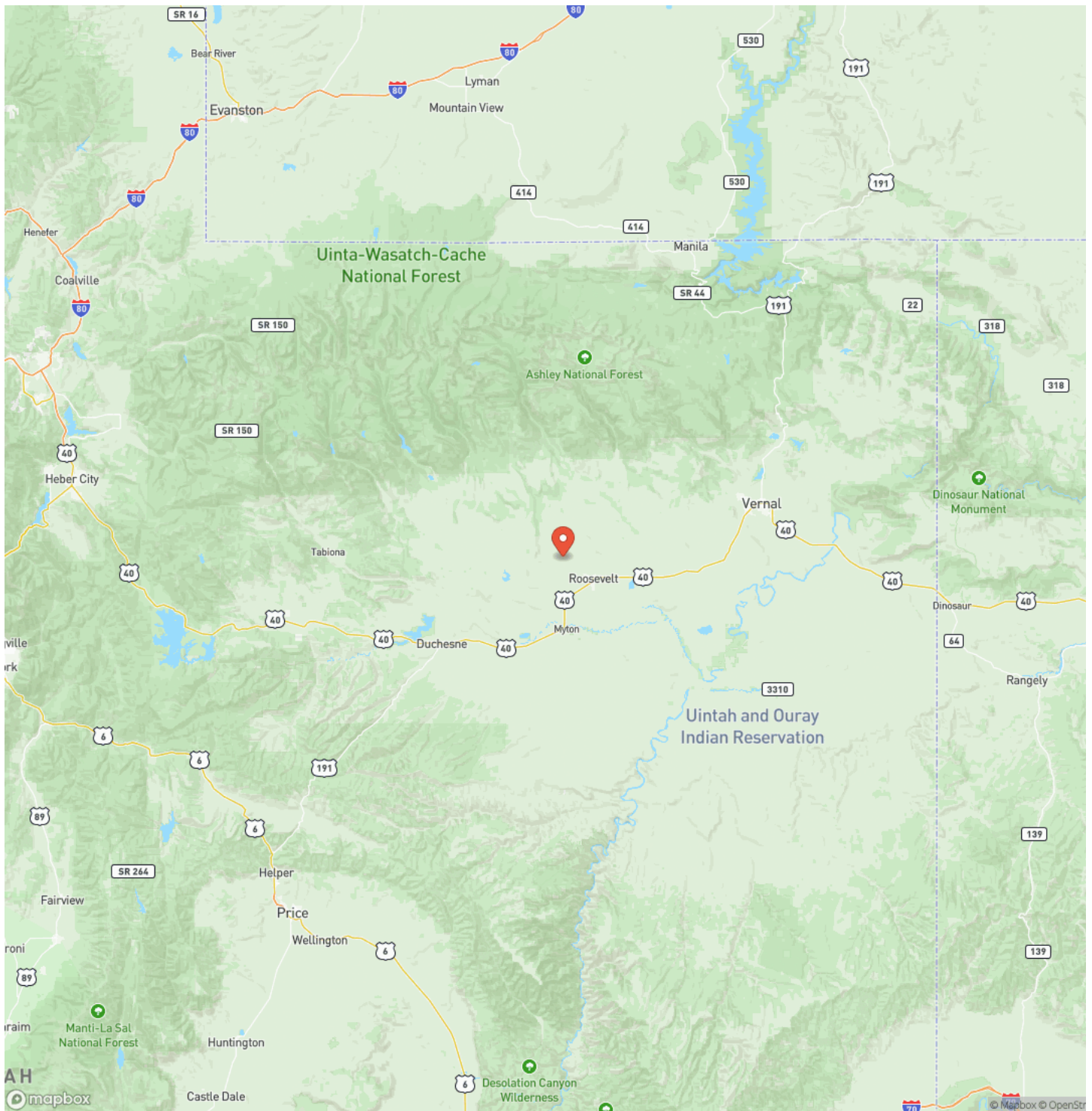
Cedar View 10
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Locator Map



Locator Map



Satellite Map



Cedar View 10
Roosevelt, UT / Duchesne County

LISTING REPRESENTATIVE

For more information contact:



Representative

Rob Silk

Mobile

(406) 920-8820

Email

rob@greatplains.land

Address

542 Elena Ln

City / State / Zip

Ogden, UT 84404

NOTES

This image shows a blank sheet of white paper with horizontal 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.

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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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