Summit Alpine Retreat
697 Summit Road
Hartsel, CO 80449

$980,000
111± Acres
Park County







MORE INFO ONLINE:

https://mossyoakproperties.com/

SUMMARY

Address
697 Summit Road

City, State Zip
Hartsel, CO 80449

County
Park County

Type
Hunting Land, Horse Property, Recreational Land, Ranches

Latitude / Longitude
39.0733 / -105.7408

Acreage
111

Price
$980,000

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

Summit Alpine Retreat
Spanning 111 expansive acres in the dramatic high country of central Colorado, Summit Alpine Retreat delivers a rare blend of unspoiled wilderness, alpine recreation, and equestrian capability. Whether envisioned as a private mountain sanctuary, a basecamp for big game hunting, or an expansive western horse ranch, this parcel captures the true essence of wide-open Rocky Mountain living.

Location
Situated at 697 Summit Road in Hartsel, Colorado, the property resides in the renowned Eagle's Nest Ranches subdivision within scenic Park County. This central high-plains and mountain basin setting is served by the Park County School District, offering an authentic rural experience while maintaining accessibility to classic Colorado mountain towns, vast public lands, and year-round outdoor adventures.

Land and terrain
The acreage unfolds across an inspiring landscape held in its natural state, featuring a versatile partially wooded environment that balances open ground with tree cover. Gentle contours and expansive horizons define the terrain, while partial fencing already outlines portions of the property boundaries, offering an ideal setting for horses, livestock, or private exploration across more than a hundred contiguous acres

Improvements and infrastructure
Practical structural enhancements are already in place to support immediate outdoor, storage, and workspace needs. The property features functional outbuildings alongside a dedicated workshop, providing an excellent hub for staging ranch projects, servicing recreational equipment, or storing tools. The partial fencing further enhances management of the perimeter and grounds.

Water and utilities
Essential infrastructure has already commenced with a private well installed on the property, establishing an indispensable private water source for ongoing recreational use or future residential development. The acreage provides an exceptional canvas for implementing custom utility configurations, with tremendous potential for off-grid solar innovation or standard connections suited to modern mountain living.

Wildlife and vegetation
Preserved largely in its native alpine state, the land provides prime habitat for an array of iconic Colorado fauna. The blend of open ground and wooded stands naturally attracts game, making it common to observe mule deer, elk, bear, turkey, and other big game crossing through the acreage. The peaceful setting and healthy natural vegetation create a dynamic ecosystem that will delight naturalists, trackers, and sportsmen alike.

Current and potential use
Currently utilized as a premier recreational haven, the ranch presents substantial flexibility for residential and equestrian expansion. Outdoor enthusiasts will find endless opportunities for hunting, riding equestrian trails, hiking, bird watching, and establishing private ATV trails. With ample acreage, the property easily lends itself to a full-time residential estate, seasonal hunting cabin, or working horse property designed around individual lifestyle needs.

Access and easements
Arriving at the retreat is seamless, with frontage along a county-maintained road leading directly to the property via gravel road access. This established transit route ensures steady accessibility throughout the seasons, granting owners and guests straightforward entry from the surrounding regional corridors.

Showing instructions and contact
To experience the scenic expanse and peaceful privacy of Summit Alpine Retreat firsthand, private tours can be arranged by getting in touch with the listing representatives. Please call Bob Regester at 719-686-8744 or Bobby Regester at 719-338-4673 to schedule a dedicated showing of this remarkable Park County property.









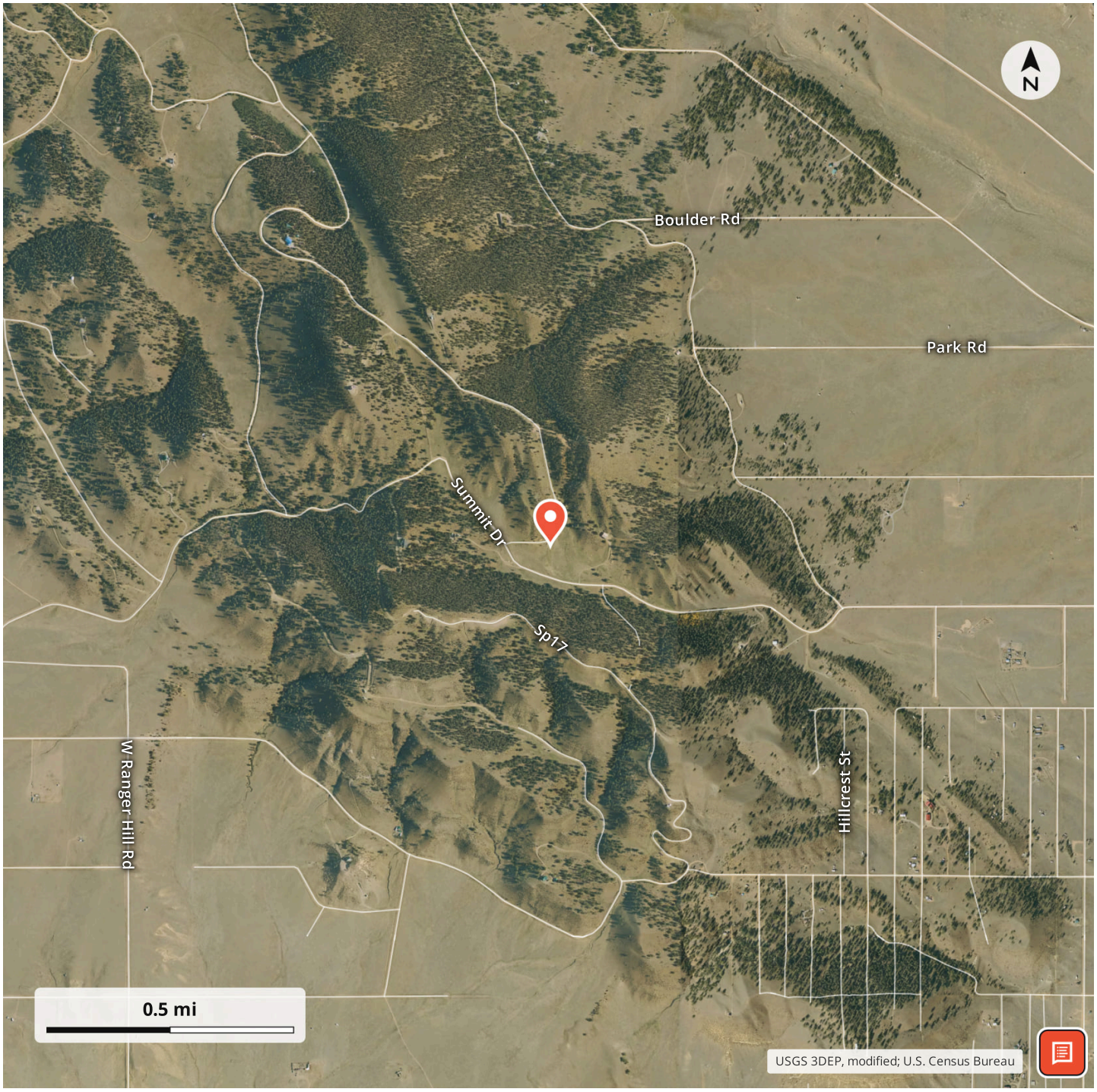




Regional Map



Locator Map


N
Boulder Rd
Park Rd
Summit Dr
Sp17
W Ranger Hill Rd
Hillcrest St
0.5 mi
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



Representative
Bob Regester

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(719) 686-8744

Email
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Address
844 Beaver Pond Drive

City / State / Zip
Divide, CO 80814

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