

**Sunrise Ridge Ranch**  
2332 County RD 111  
Florissant, CO 80816

**\$319,000**  
35.02± Acres  
Teller County



**Sunrise Ridge Ranch**  
**Florissant, CO / Teller County**

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**SUMMARY**

**Address**

2332 County RD 111

**City, State Zip**

Florissant, CO 80816

**County**

Teller County

**Type**

Recreational Land, Undeveloped Land

**Latitude / Longitude**

38.805678 / -105.322215

**Acreage**

35.02

**Price**

\$319,000



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**PROPERTY DESCRIPTION**

This beautiful 35 acres is the perfect combination of sub irrigated meadow and timberland. There is a seasonal spring fed pond that brings in the wildlife and there is plenty of room for your horses as well. There is a roughed in driveway to a great cabin, or homesite. Power is located in the county maintained road and the build site has great southern exposure for a solar home as well. Located 40 minutes to Woodland Park, 30 minutes to Cripple Creek and 20 minutes to Eleven Mile and Spinney Mountain Reservoirs and the "Dream Stream" on the South Platte River. Access to Pike National Forest for almost endless exploration is just down the county road.

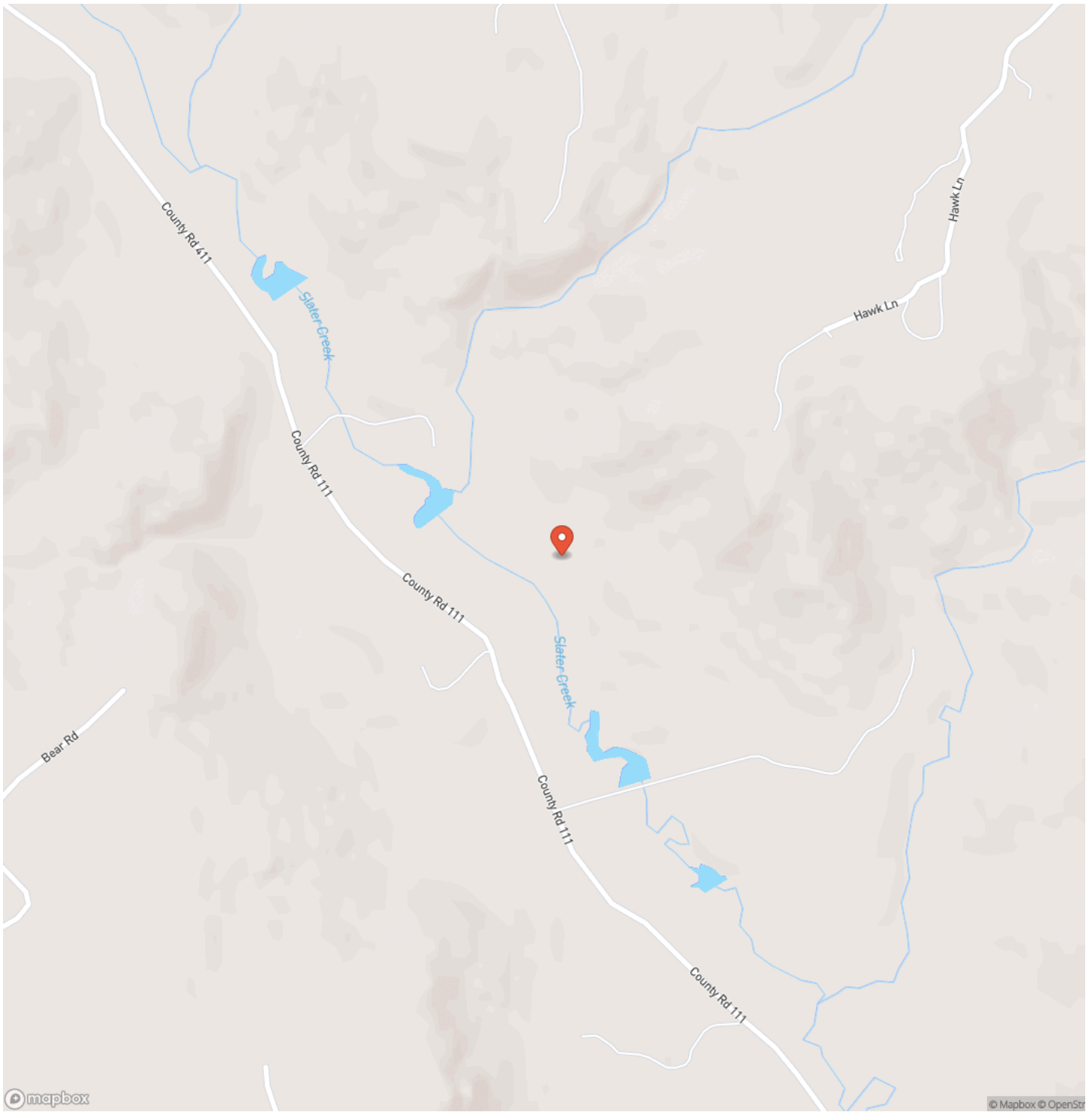


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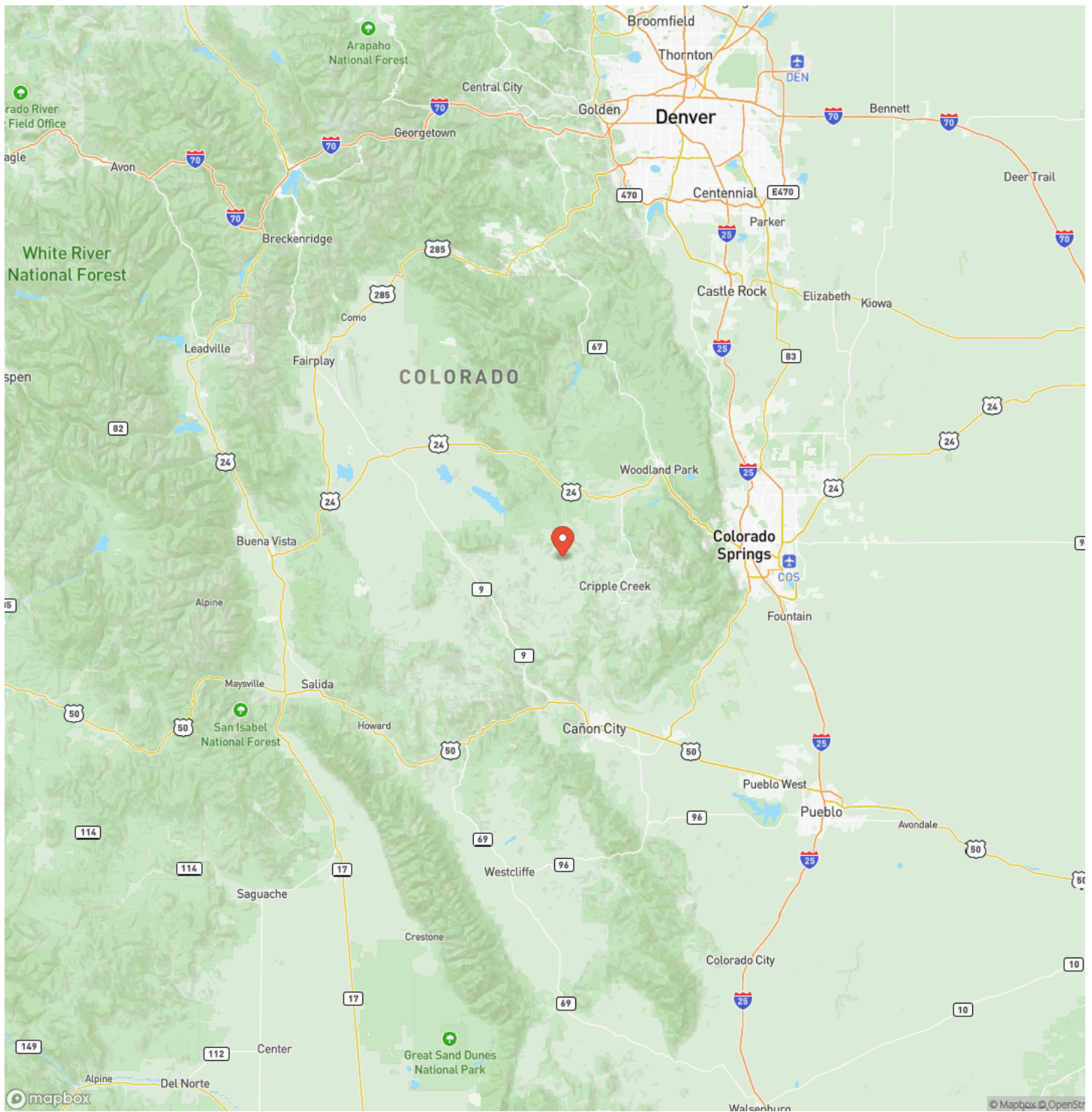
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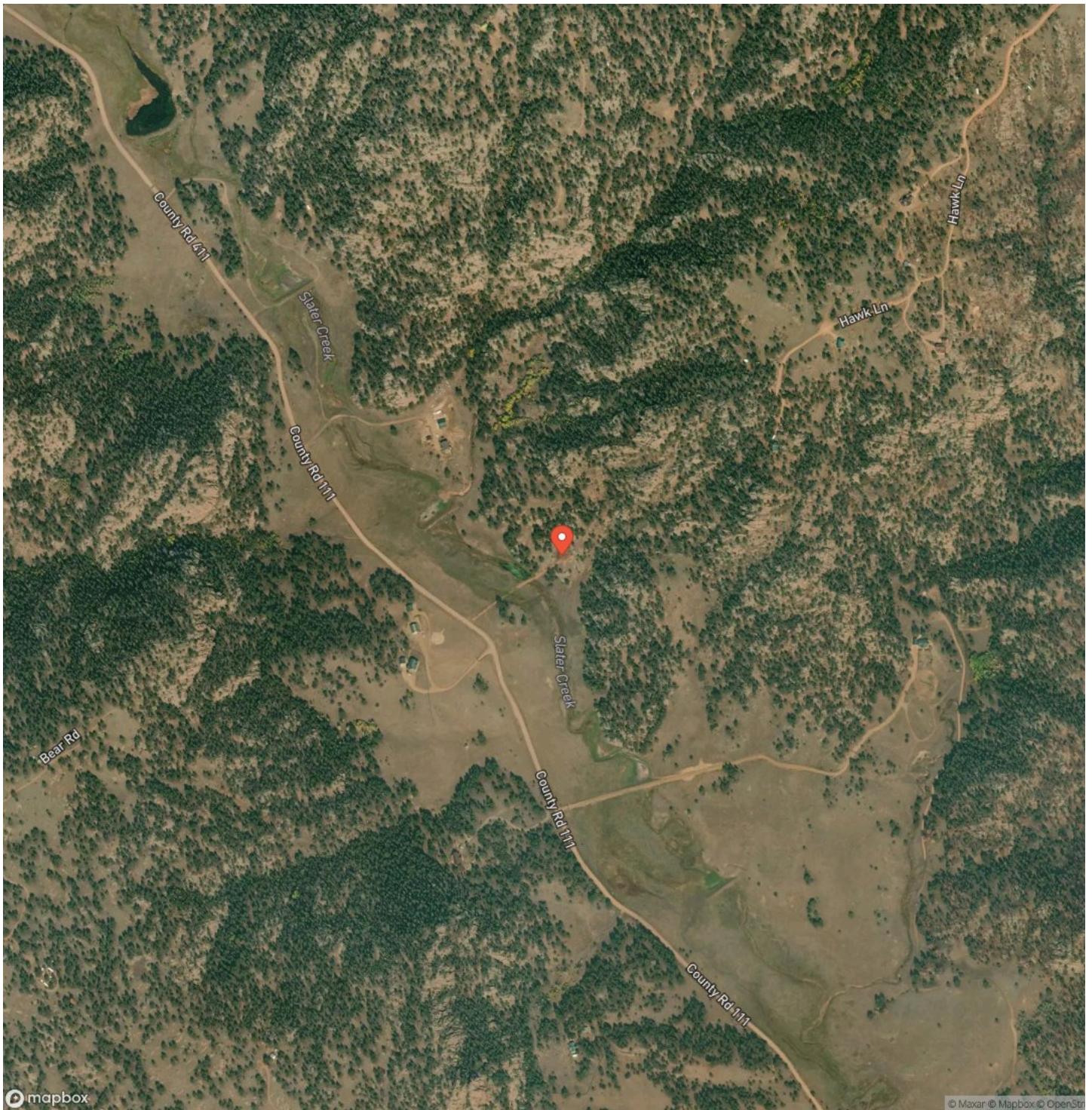
## Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

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