

Donna Corrigan, Broker/Owner

Storage Unit Facility PLUS Ranch parcel!

9.52 total
acres!

*1 acre of
Storage units
plus
8.52 acres to
annex, develop,
or live on.*



- Located on CR 25 -1 mile from Oak Creek
- Storage unit parcel has room to expand.
- Currently 45 units in Sentinel Buildings

- Rolling meadows and a knoll with views
- Keep with Ag status, build your dream home. Enjoy horses, chickens, low taxes.
- Work with the Town of Oak Creek on annexation • Talk to the county about a minor subdivision exemption - Surveyed.
- Town electric and waterto the property



Reduced to \$325,000

Exclusively Listed by: Upper Yampa Realty, Inc.

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