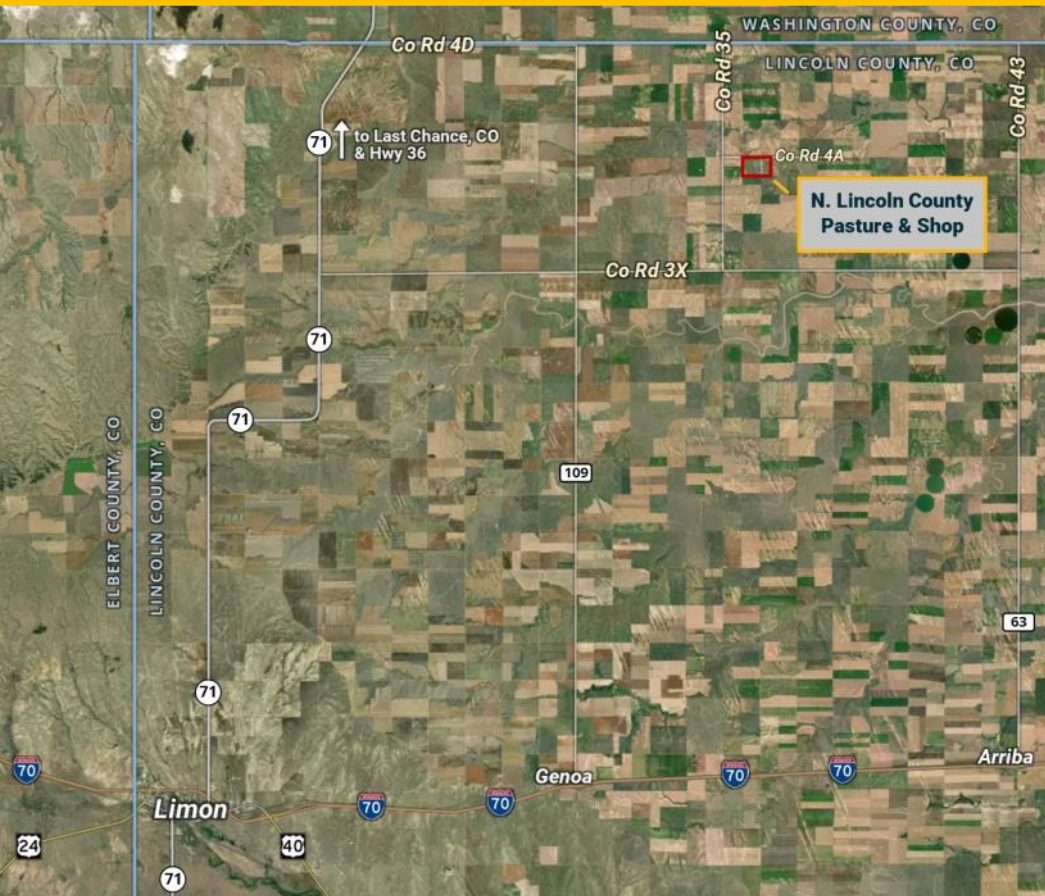


# NORTH LINCOLN COUNTY PASTURE & SHOP

240± ACRES | LINCOLN COUNTY, CO

**NEW LISTING**



## OVERVIEW:

Fenced pasture available for 2025 grazing season. 48' x 72' shop with concrete floor for storage.

## QUICK FACTS:

- 240± total acres | 236± acres pasture
- Located 20± mi northeast of Genoa, CO
- Co Rd 4A (north boundary)
- Available for 2025 grazing season
- 48'x72' slant wall shop w/ concrete floor
- Stock well with tank
- Electricity to site w/ electric sub. well
- Mineral rights previously reserved
- LEGAL: NE¼ Sec 23; W½NW¼ Sec 24, T6S-R54W

**Asking Price \$242,000**



## NOTICE TO PROSPECTIVE BUYERS

The information contained herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Reck Agri Realty & Auction and the Seller assumes no responsibility for the omissions, corrections, or withdrawals.

The location and aerial maps are not intended as a survey and are for general location purposes only. The prospective Buyer(s) should verify all information contained herein. All prospective buyers are urged to fully inspect the property, its condition and to rely on their own conclusions. All equipment and improvements are to be sold AS IS-WHERE IS, without warranty, representation, or recourse to Seller.

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## The proof is in the numbers.

We connect buyers and sellers of ag real estate like no one else can - and we have the reputation and relationships to prove it.

**929,846**

total acres sold

**432**

successful auctions

**18,674**

auction attendees

**2,025**

transactions



# North Lincoln County Pasture & Shop

240± Total Acres | Asking \$242,000

**NEW LISTING**



LINCOLN COUNTY, CO



240± acres of pasture with 48' x 72' shop and electric well located 20± miles northeast of Genoa, CO.

SCAN THE QR FOR PHOTOS, SOILS, MAPS & MORE!

