

# 12011 Co Rd 320 Rifle, CO 81650



**\$ 750,000**

**3 Bedrooms . 2 Bathrooms**

Great Location, adjacent to Rifle City Limits! This property has over 18 acres, a small pond and irrigation rights. 54 Shares in Loesch & Crann Ditch Company. Lots of possibilities; residential development, country estate, horse farm, RV Park, etc. City water, sewer and natural gas. Property is not within the city limits of Rifle. Governed by Garfield County regulations. There has been a feasibility Study and design for an RV Park.



**Roger Proffitt**

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