



**BROKEN  
ARROW**  
ranch & land co.



**For Sale**

Four City Lots with B2 Zoning

**\$150,000**

# Prime Location

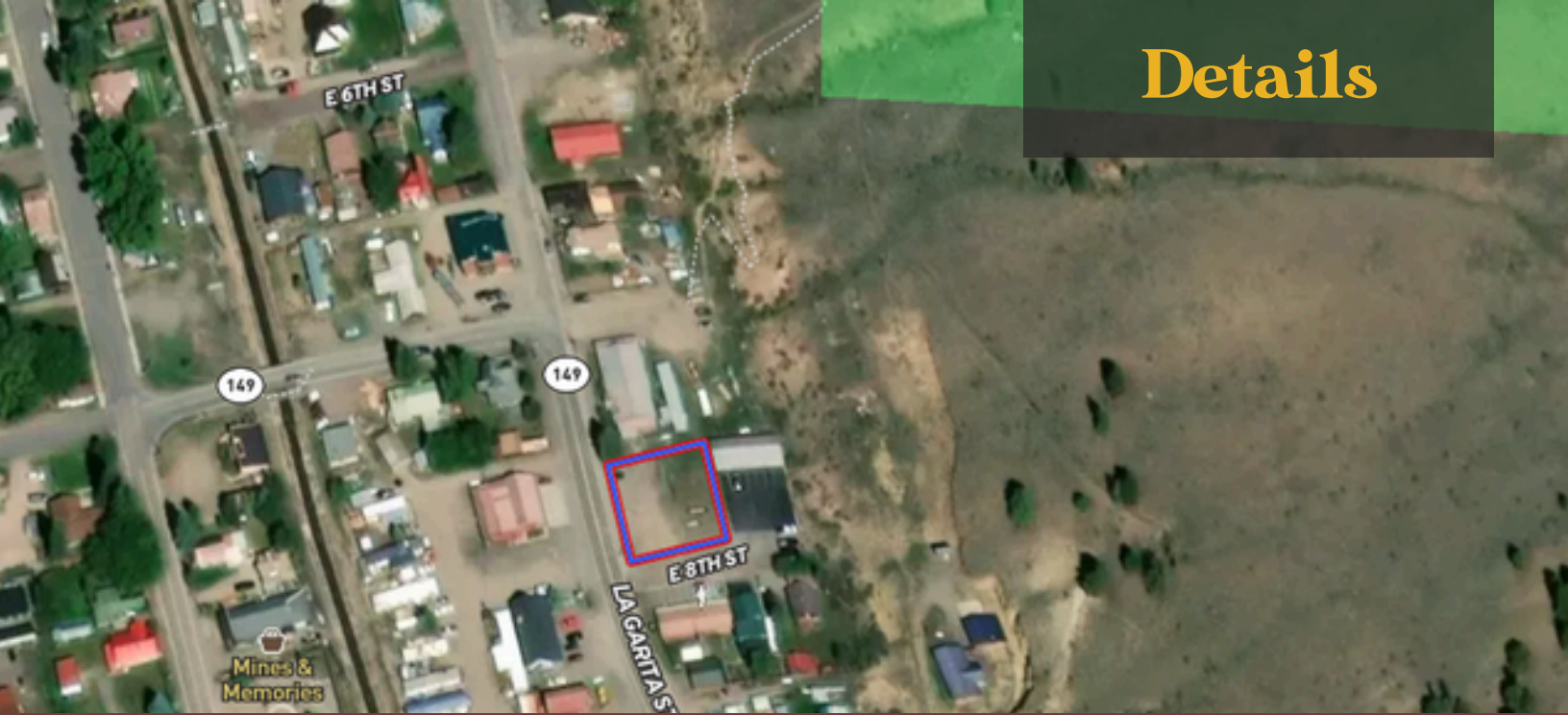
→→ 4 City Lots

→→ Endless Opportunity



Located in the heart of Creede, these four city lots total 10,1500 sq. ft. and are zoned B2, allowing for a variety of commercial, residential, or mixed-use possibilities. With easy access to the Up and Over Trailhead, this property offers both convenience and visibility within city limits. Whether you're looking to develop a business, build rental properties, or create your live work dream, this versatile land presents an excellent investment opportunity in one of Colorado's most sought-after mountain towns. Contact us today for more details!

# Details



ADDRESS: TBD La Garita St, Creede, Co

LEGAL DESCRIPTION: Lots 8 THRU 11 BLK 25

MLS: #: 821921

ZONING: B2

WATER: City

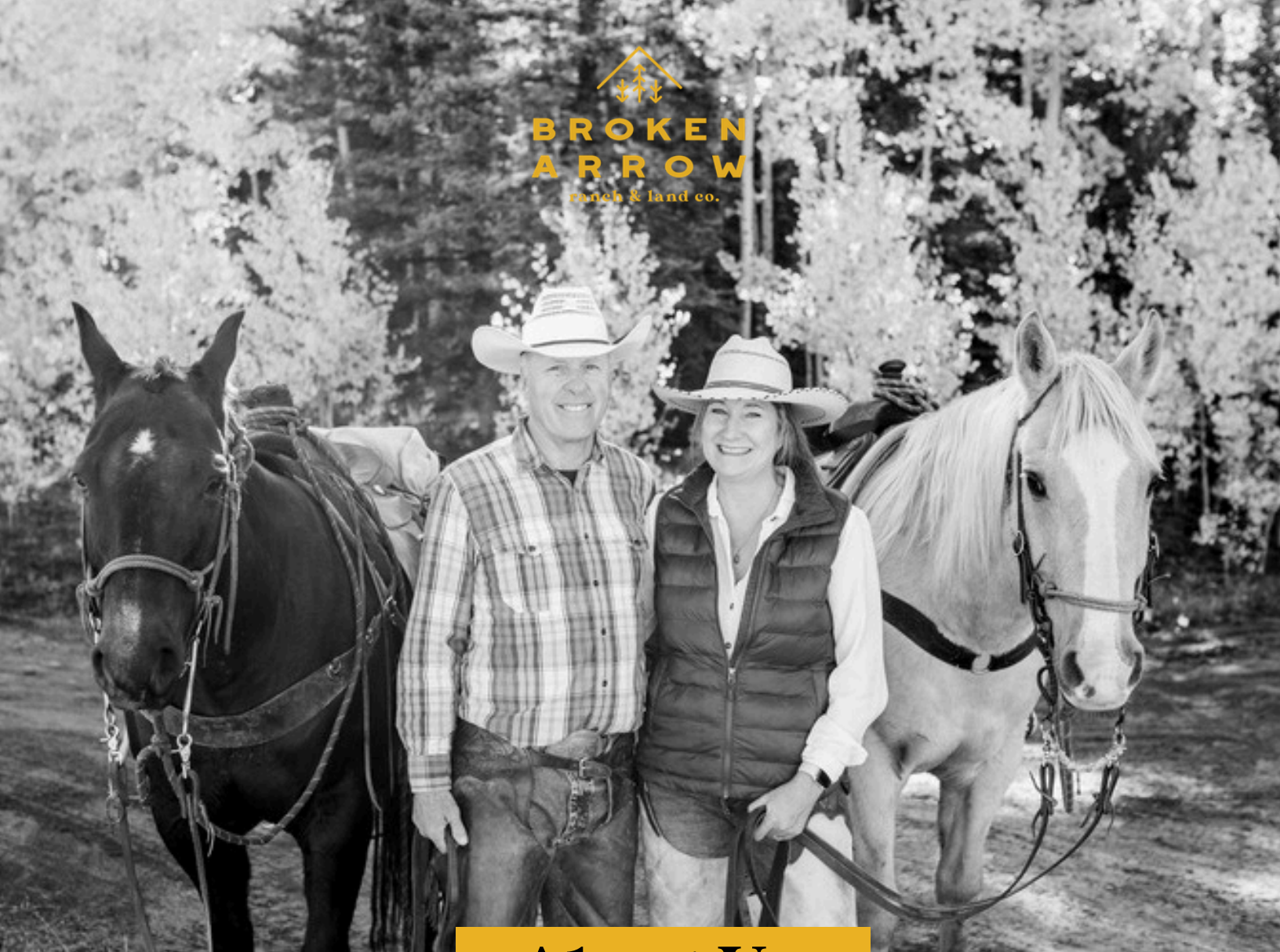
SEWER: City

TAXES: \$1,609/ Estimate

Acerage: .23

DIRECTIONS: Coming into Creede from South Fork traveling on HWY 149 the property will be in your right just as you get into town. Its located between the Snowshoe Lodge and the Old Muckers Bucket. Look for a Broken Arrow sign.





## About Us

A love for the outdoors & commitment to family define Broker/Owners Anne & Dale Pizel.

They made their home in Creede where they raised their daughters, Abbey and Emily. Dale is a native of Creede while Anne was transplanted from the suburbs of Chicago some 30 years ago. When they are not selling real estate, they are enjoying the outdoors, riding the high country, skiing, and team roping. They have a combined experience listing and selling in Creede and the San Luis Valley of 57 years! Broken Arrow Ranch and Land Company is dedicated to serving their clients, customers, and community with integrity.



Anne Pize 719.849.3298 Dale Pizel 719.850.2096