



2481

207 W. Ramshorn Street
P.O. Box 663 Dubois, WY. 82513
307-455-2452
Email: propertyinfo@bertmiltonrealty.com
Web: www.bertmiltonrealty.com



Unsurpassed Vistas



Vacant Land # 2481

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Email: propertyinfo@wyoming.com
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Location: 80 Hart Trail, Dubois, Wyoming.

Legal Description: Fraction of Lot 92, Upper Little Warm Springs Creek Subdivision, Fremont County, Wyoming.

Lot Size/Acreage: 4.6 acres more or less

Price: **\$69,900.00**

Terms: Cash, new loan, mutually agreed upon terms

Utilities Available:

Water	Upper Little Warm Springs Water District
Sewer	No proposed public sewer system — septic needed
Electricity	High Plains Power — new service needed
Propane	New service needed
Telephone	Dubois Telephone Exchange — new service needed

Taxes: \$708.52 property tax, \$441.00 water district

Remarks: Awesome views of the Absaroka Mountains and still minutes from town. Building site for your dream home. Adjacent lot also available. Lots in this development have excellent access to national forest lands that provide ample outdoor recreational opportunities.