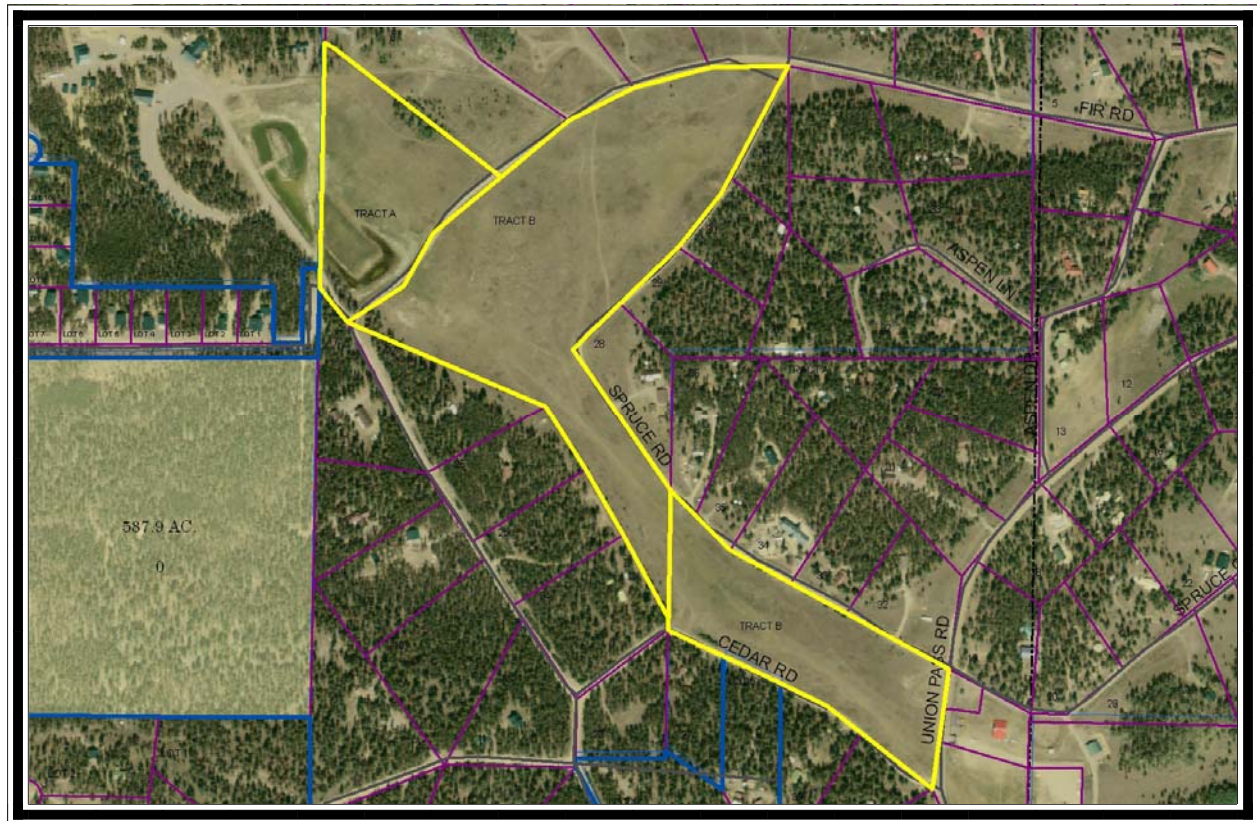




2429

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





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Vacant Land

2429

Location: Tracts of land in the Warm Springs Mountain Subdivision, Fremont County, Wyoming.

Legal Description: Available at the listing office

Lot Size/Acreage: 37.77 acres total
(8.161 (+/-) acres, 9.671 (+/-) acres and 19.947 (+/-) acres)

Price: \$295,900.00

Terms: Cash, new loan

Utilities Available:

Water	No proposed public water system — private well needed
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: \$805.00

Remarks: Three adjoining parcels located just down the road from national forest access and to the endless recreational activities the Union Pass area has to offer. Over 37 acres available, however, seller would consider selling parcels separately.

The data contained herein was obtained from the owner and other sources deemed reliable; however, it is not guaranteed by this office. Prospective purchasers are advised to examine the facts to their own satisfaction. These details regarding the property are subject to change in price and /or terms, or withdrawal from the market without notice. Brokers are advised to call the Listing Agent prior to showing the property to prospective Buyers. This is not an offer of Sub Agency, rather a sharing of information.