



# 2609

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## Vacant Land # 2609

**Location:** Wilderness Road, Crowheart, Wyoming

**Legal Description:** Lots 1 & 4, & SE1/4NE1/4, NW1/4NE1/4, Section 10, Township 5N, Range 5W, Wind River Meridian, Fremont County, WY

**Lot Size/Acreage:** 160 acres, more or less

**Price:** **\$295,000.00**      **Terms:** Cash, new loan or mutually agreed upon terms

### Utilities Available:

<b>Water</b>	No proposed public water system — private well needed
<b>Sewer</b>	No proposed public sewer system — septic needed
<b>Electricity</b>	High Plains Power — new service needed
<b>Propane</b>	New service needed
<b>Telephone</b>	Dubois Telephone Exchange — new service needed

**Taxes:** \$55.07

**Remarks:** Spectacular property with river access and views of the Wind River Mountain Range. A combination of pasture, badlands and river bottom with abundant trees, awaits a home. Your horses will love it!!