

HANKS CROSSING & 96TH AVE " THE DUDE "

6,561+/- TOTAL ACRES & 6,191+/- CROP LAND ACRES

18 MILES NORTHEAST OF BYERS, CO

PRICED @ \$2,624,400.00 OR \$400 PER ACRE

NORTH

COLANDREALTY.COM

FRANK 303-748-7028

1). FROM BYERS GO N ON US HWY 36 1.5 MILES & FOLLOW CURVE EAST 11 MILES TO HANKS CROSSING RD

PROPERTY EXTENDS 3.5 MILES EAST ON SOUTH SIDE OF 96TH

96TH AVE

GRASSLAND OUT

RADIO TOWER

HOUSE ON HILL

STATE LEASE 1,479 AC FARM & 320AC GRASS NEGOTIABLE.

2). GO NORTH ON HANKS CROSSING RD 6 MILES TO THE PROPERTY

RADIO TOWER

PROSPERT RD 62N

FIELD RD

STATE

STATE

STATE

STATE

HANKS
CROSSING

ADAMS COUNTY

US HWY 36

US Hwy 36

Byers Exit

My office (white fence)

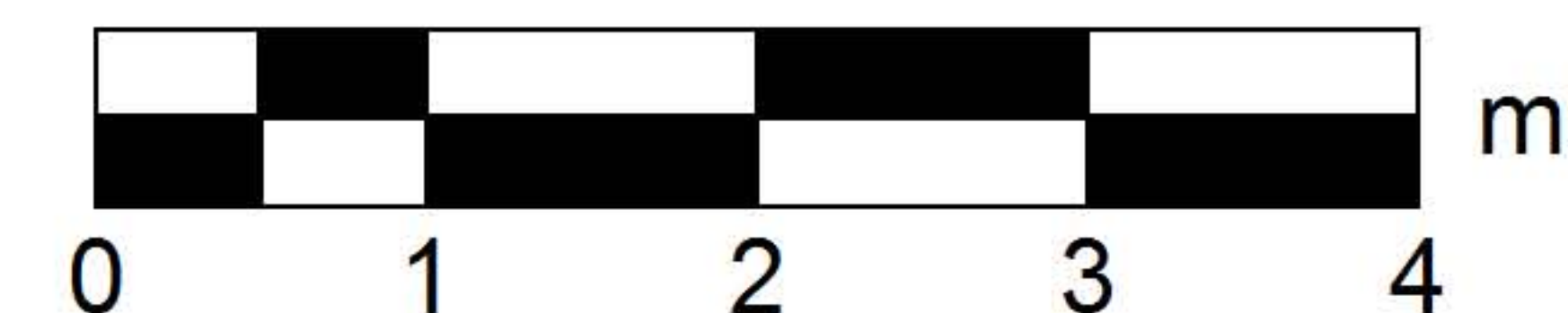
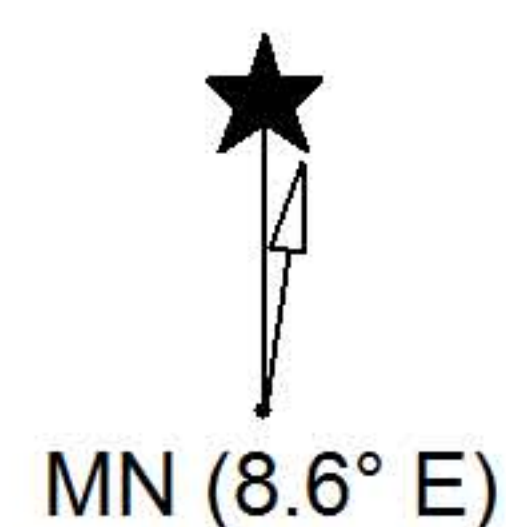
Bank & Store

BYERS

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