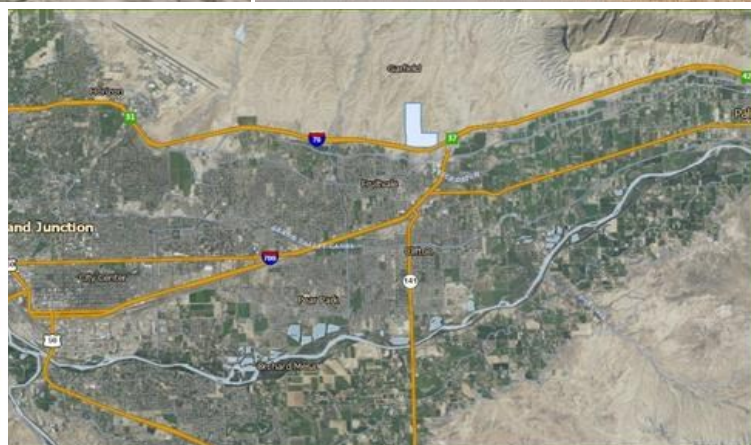


FOR SALE

3197 N I-70 Frontage Road | Clifton, CO

Land



OVERVIEW:

- Spectacular views of surrounding mountains and valley.
- 151 acres of diverse topography offering unique development opportunities
- Exceptional visibility from the interstate for future commercial ventures
- Clifton Water

DEMOGRAPHICS:	5 MILE	10 MILE	20 MILE
Current Population	8,654	26,706	148,186
Daytime Population	5,705	24,104	147,088
Businesses	93	860	6,052
Median HH Income	\$67,771	\$72,284	\$61,912

FOR SALE: \$550,000

Brian Bray | 970.986.0446 | Brian@brayandco.com

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