

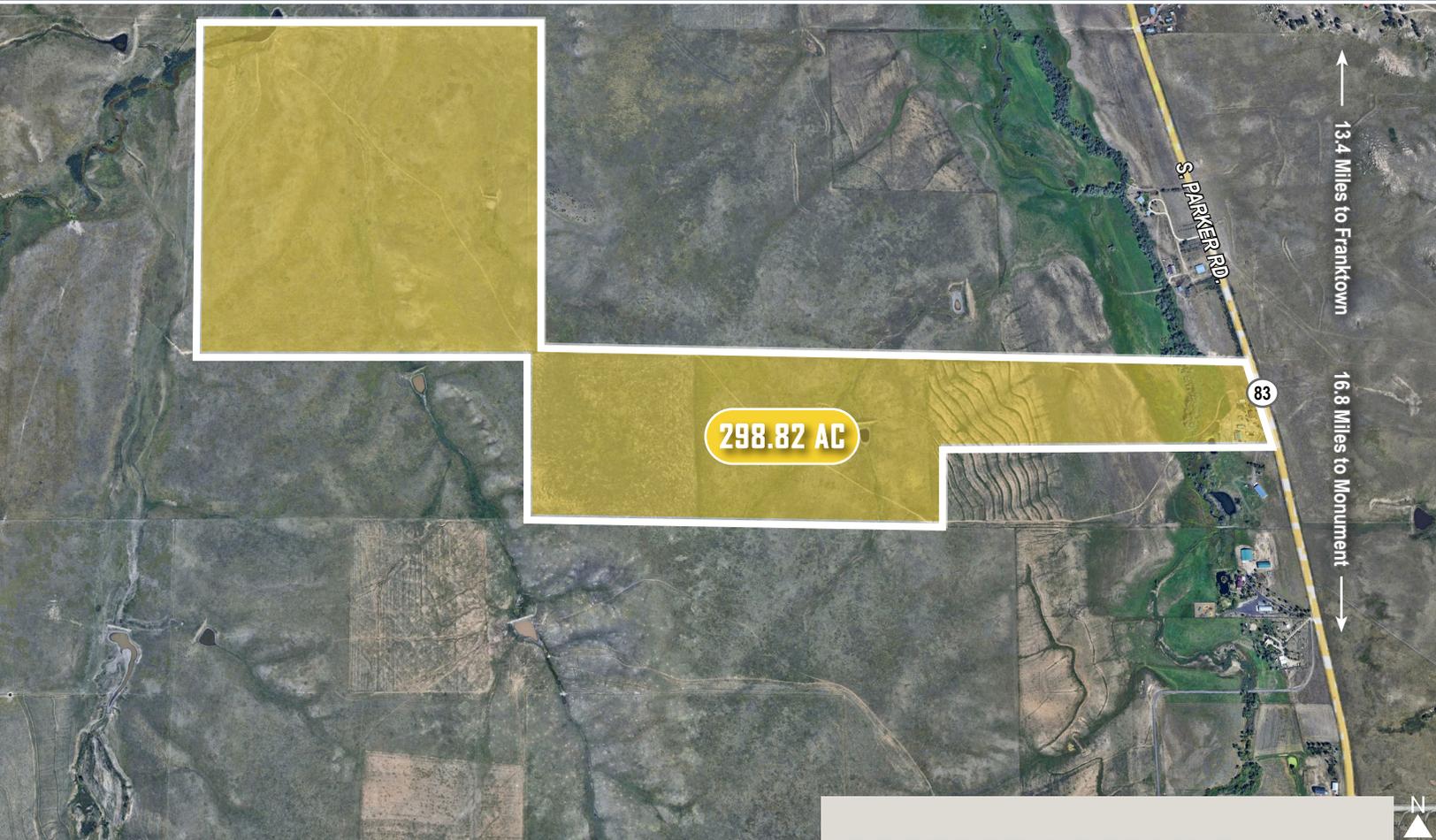
INVESTMENT / DEVELOPMENT LAND FOR SALE

FRANKTOWN DEVELOPMENT LAND

8102 S. STATE HIGHWAY 83, FRANKTOWN, CO 80116



TREVEY
COMMERCIAL
REAL ESTATE



298.82 AC

13.4 Miles to Franktown

16.8 Miles to Monument

PROPERTY FEATURES

- 298.82 AC Residential Land Development Opportunity
- Large Contiguous Acreage Offers Scale & Flexibility
- Potential to Subdivide into 35 AC Parcels - Ideal for Custom Home Lots
- Direct Access to State Highway 83 (S. Parker Road)
- Convenient Ingress / Egress Along Major North-South Arterial
- Features Historic 3,300 SF Home with Barn & Out-buildings
- Currently Zoned Agricultural in Douglas County
- Excellent Views of the Front Range & Pikes Peak
- Rural Setting with Close Proximity to Amenities in Franktown, Parker, Castle Rock & Colorado Springs

PROPERTY DETAILS

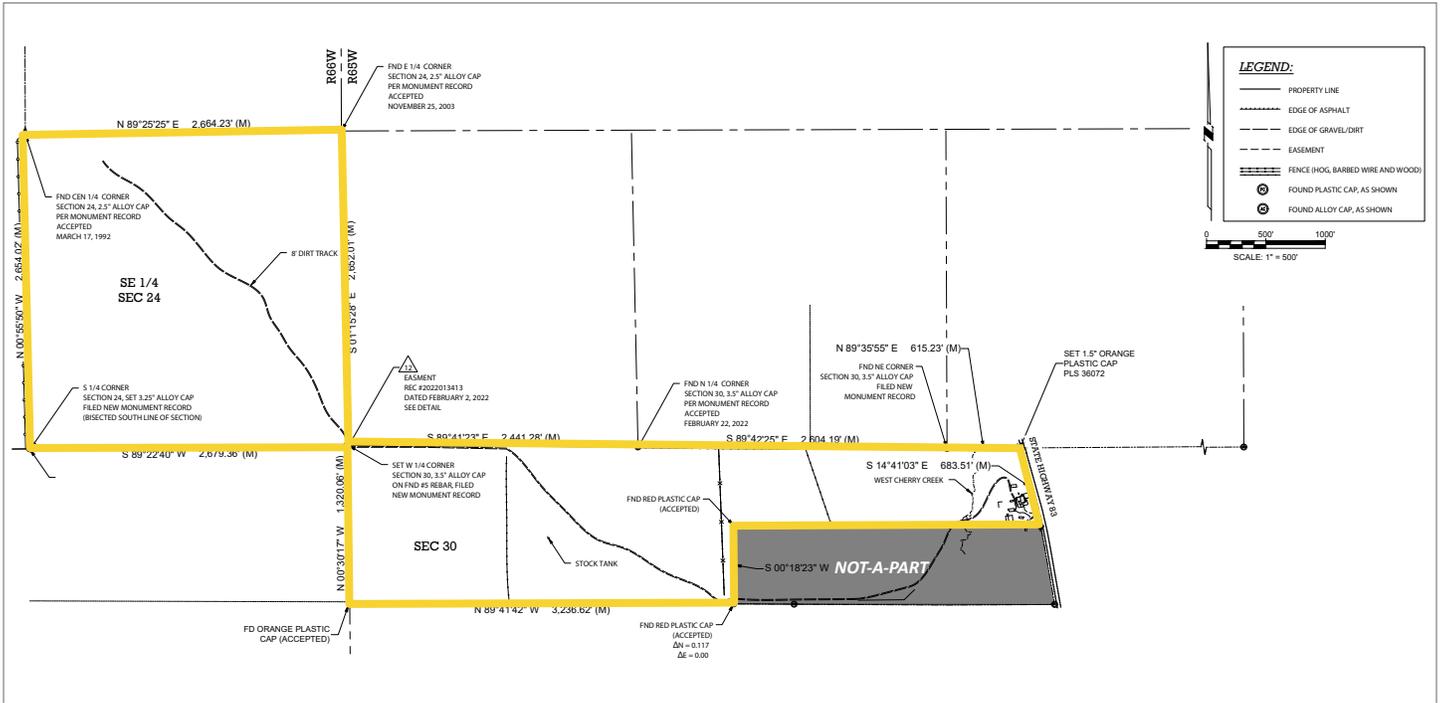
SITE SIZE	298.82 AC
SALE PRICE	\$4,500,000.00 (\$15,059 / AC)
TAXES	\$4,320.00 (2025)
ZONING	Agricultural
WATER / SAN	Well / Septic
GAS / ELECTRIC	Propane / Mountain View
CITY / COUNTY	Franktown / Douglas

TREVEY COMMERCIAL
10510 Dransfeldt Rd, Suite 100
Parker, Colorado 80134
303-841-1400 | www.trevey.com

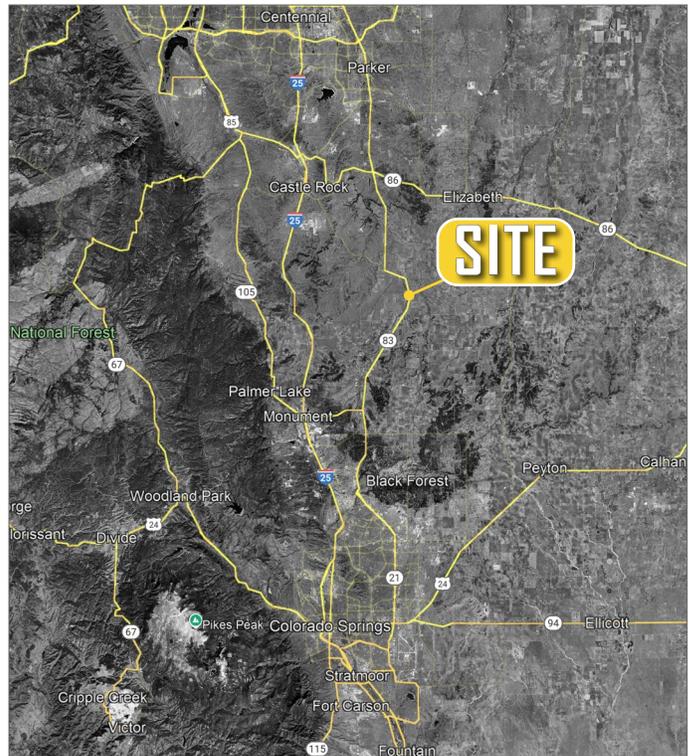
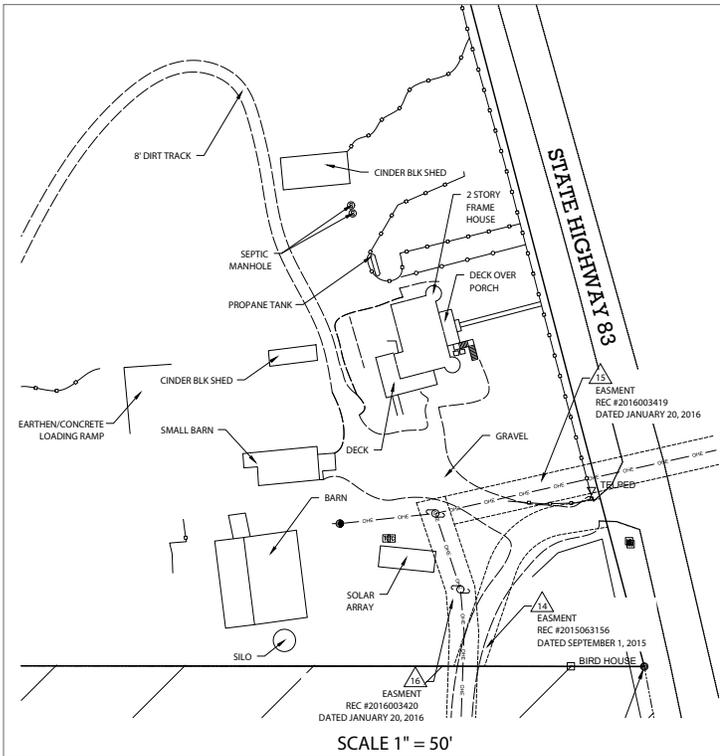
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SITE SURVEY



VICINITY MAP



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[CLICK HERE TO DOWNLOAD CREC BROKERAGE DISCLOSURE](#)

Information contained herein, while not guaranteed, is from sources believed reliable. Price, terms and information subject to change. Please call to confirm current property status and accuracy of information contained herein.