



ESTD. 2022

GRAB YOUR OWN **PIECE** **OF HEAVEN**

Located just 10 minutes from
Red Feather Lakes, 35 minutes from
Fort Collins, Colorado.

BREATHTAKING VIEWS FROM EVERY ANGLE

Bring your horses and build your dream home next to a National Forest.

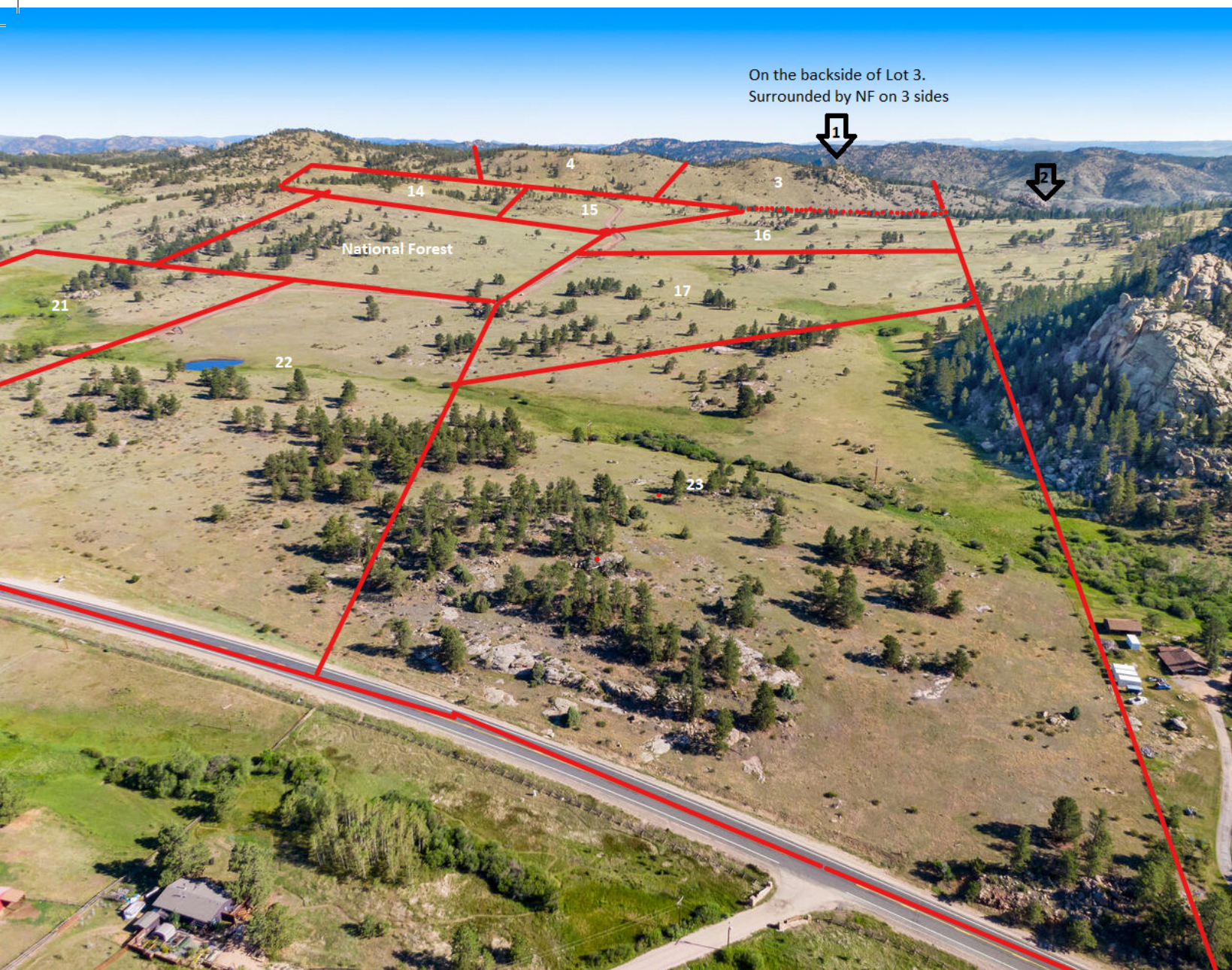
This exceptional location feels worlds away, yet offers the comfort of in-town living, including the ability to work from home with close proximity to the fire protection department. The maintained internal roads make for easy access.

With twenty-three 35-acre lots to consider, varying from hilltop seclusion to private rolling hills, there is no shortage of possibilities.



ENJOY THE GOOD LIFE

Use the private trails for access to hunting, horseback riding, mountain biking, and more, or sit back and take in the views of Haystack Butte



GATED PRIVATE COMMUNITY

Gated private entrance with twenty-three 35-acre lots to consider, varying from hilltop seclusion to private rolling hills, there is no shortage of possibilities.



UNBEATABLE LOCATION

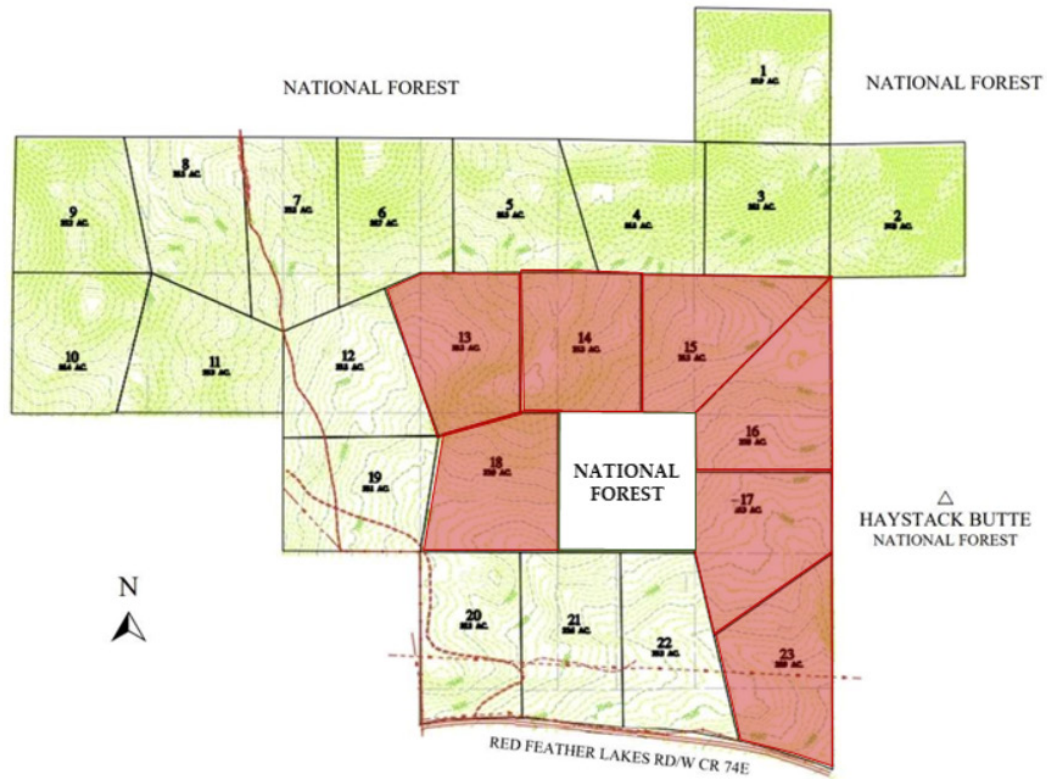
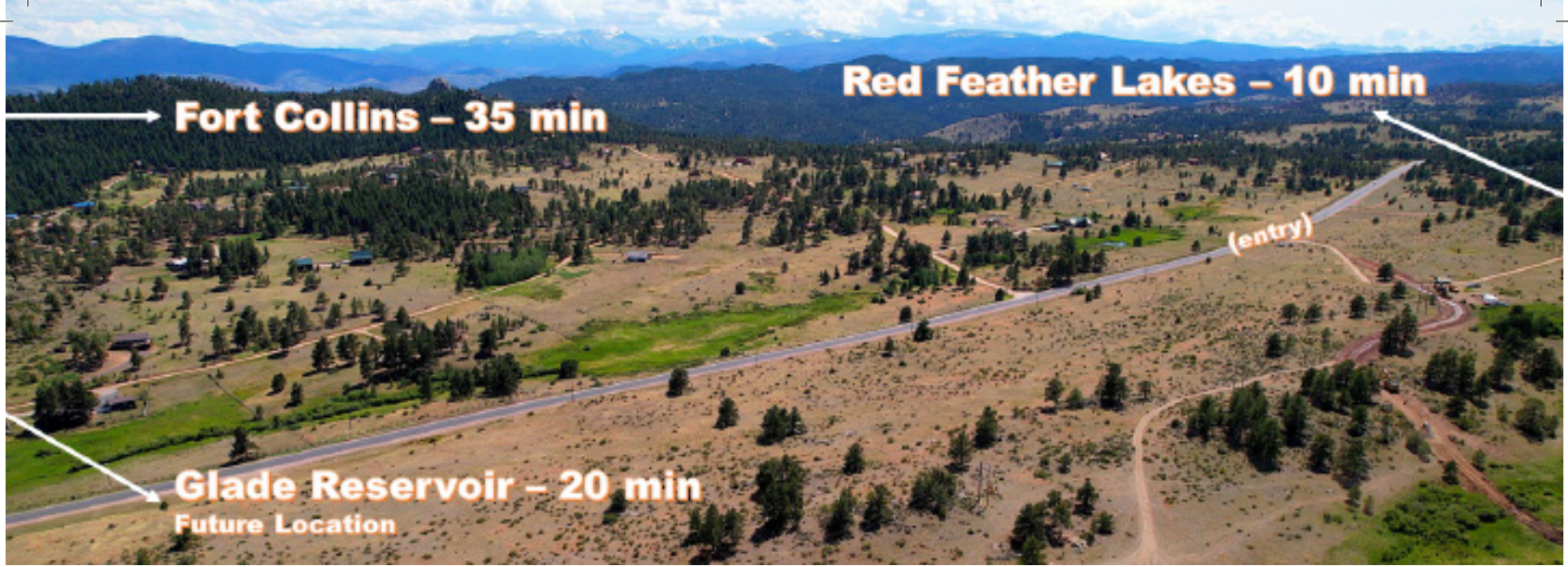
Residents of Shoshana Ranch will love the brief commute to all they need.

~ 10 minutes from Red Feather lakes

~ 35 minutes from Fort Collins

~ 20 minutes from future Glade Reservoir





www.Shoshana-Ranch.com

Buyers are welcome to bring their own residential builder to make their vision come to life.
Contact us today for more information!



Liz Crews
REALTOR®



Mark Zigray
REALTOR®

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