



*Benson Ag Land Realty
Presents
A Country Home on 3.35 acres*



11589 County Road 29, Ovid CO

\$360,000

FOR PERSONAL SHOWING CALL
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South of Ovid on the Colorado prairie stands a residential acreage of 3.35 acres with an established lawn and trees. Built in 1975 in the Ranch style, this house has 1,356 square feet of living space on the main floor, a spacious Trex deck with shade tree, and a finished walk-out basement to a sunroom addition under the deck. That basement features a magnificent family room, fully carpeted with a marble fireplace including polished marble hearth and mantle. 3 bedrooms (1 non-conforming) and 2 baths, kitchen with appliances, and a main floor laundry.

Other buildings include a 2+ car detached garage of 1,020 square feet with inside storage room, and a metal shop building of 1,500 square feet.

Buildings: House: 1,356 sf Garage: 1,020 sf Machine Shed: 1,500 sf

Taxes: \$185.92 (2023) Lot size: 3.35 ac

Built: 1981 Location: 1/2 mile south of I-76 or 2.6 miles south of Ovid on CR 29

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