

23385 Yampakita Lane Steamboat Springs, Colorado 80487



\$ 2,395,000

MLS# 9824493

One of a kind Yampa River front property offering one of the best places to fish in the state. If you are looking for riverfront property, close to a world class ski resort, are an avid angler, want privacy and a truly special place to build your dream home, look no further.

This 40.41 acre parcel is located in the coveted Meadows at Saddle Mountain Subdivision just 8.5 miles to downtown Steamboat shops and restaurants and a few minutes further to the Steamboat Ski Area. It is the last undeveloped parcel in the subdivision. Envision

building your dream home with the sounds of the Yampa River out your back door and a gorgeous pine forest as the backdrop across the river. 360 degree views of the surrounding mountains, and river. This parcel currently has Agricultural status with the hay cultivated on the property so the taxes are extremely low (2020 taxes were only \$95.40). The Yampa River is known for its world class fishing and this parcel includes both sides of the Yampa as well as the West...



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Steamboat

Sotheby's
INTERNATIONAL REALTY