

NORTH CENTRAL YUMA COUNTY PIVOT

YUMA COUNTY, COLORADO

NEW LISTING



141±
TOTAL ACRES

YUMA COUNTY, CO



Irrigated pivot parcel in productive Yuma County, CO.

For More Information:

Marc Reck, Broker
marcreck@reckagri.com

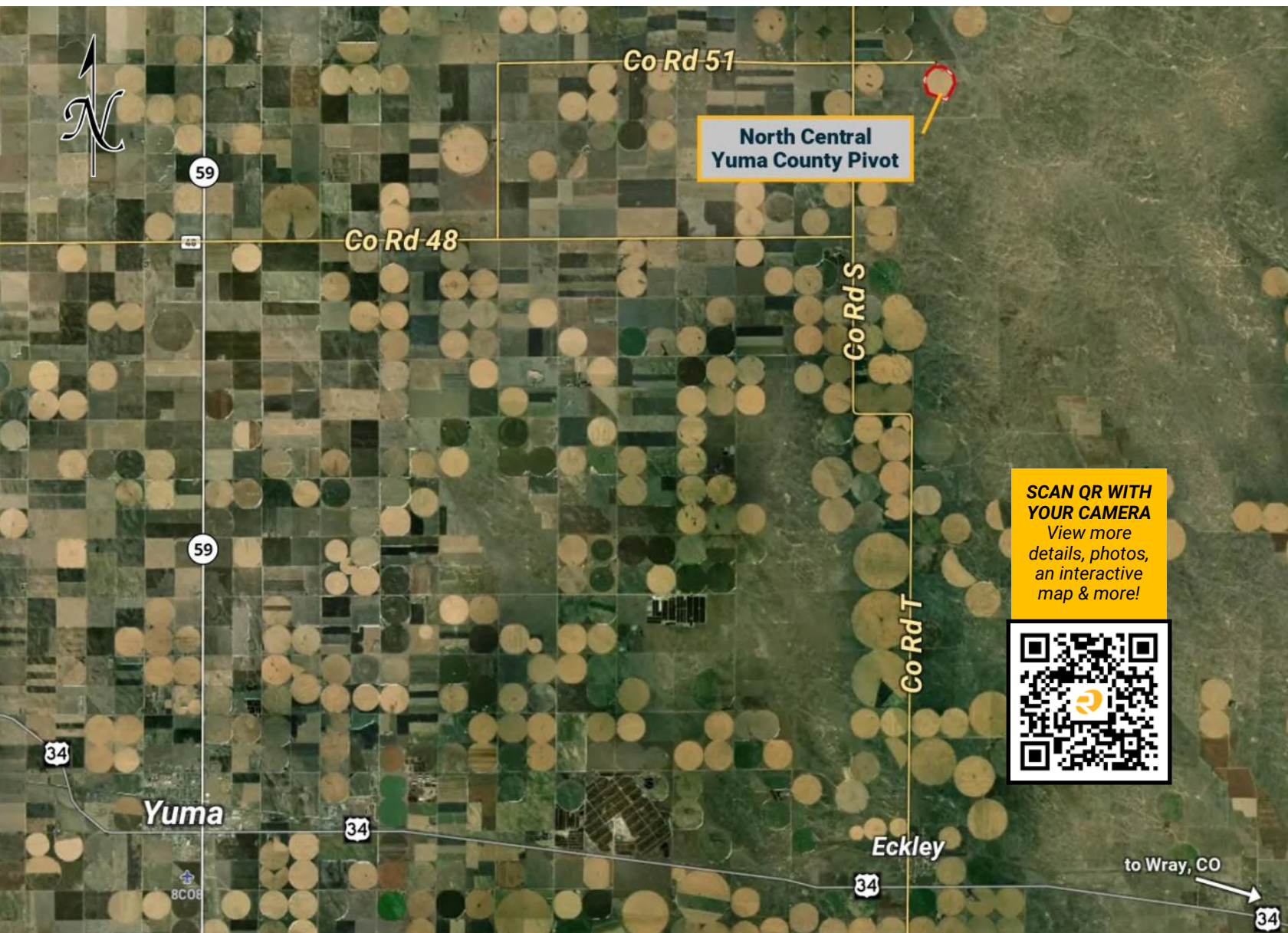
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Location Map + Overview



OVERVIEW

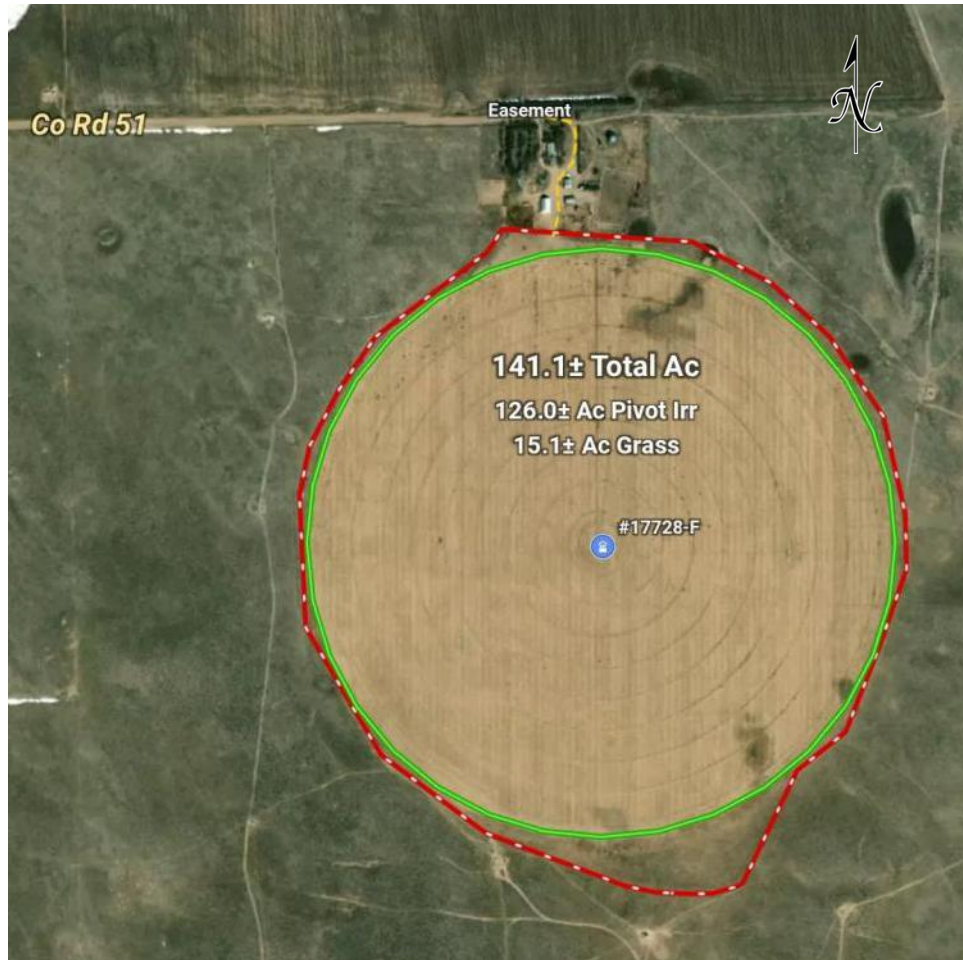
Located 24± miles northeast of Yuma or 15± miles north of Eckley, CO, this 141± acre farm offers 126± pivot irrigated acres and 15± acres of grass. Equipped with a 2018 Valley pivot and US electric motor, the property includes Irrigation Well Permit #17728-F and is subject to a current farm lease with payment terms to be negotiated at sale. Currently planted to corn. 2024 real estate taxes: \$1,089.76. Water district assessments apply. Seller to RESERVE all owned mineral rights.

Parcel Description — Aerial Map — Photos

QUICK FACTS

- Total Acres: 141.1±
- 126.0± pivot irrigated acres; 15.1± acres grass
- Yuma County, CO
- Located 24± mi northeast of Yuma, CO
OR 15± miles north of Eckley, CO
- Subject to current farm lease; payments to be negotiated at time of sale
- 2018 Valley Pivot, 100 HP US electric motor
- 700 GPM Well
- Irrigation Well Permit #17728-F
Appropriated for 400 Ac Ft / 160 acres
- Currently planted to corn
- Level to slightly rolling terrain
- Primarily loamy sand soils
- Perimeter fenced
- R/E Taxes: \$1,089.76 (2024)
- RRWCD Assessment: \$3,840.00
- SGWM: \$60.00 / WGWM: \$20.00
- LEGAL: A tract of land in Sec 23, T4N, R46W
- Seller to reserve all OWNED mineral rights

ASKING: \$850,000



Contact Marc Reck at Reck Agri Realty & Auction for more detailed information | 970.522.7770

The proof is in the numbers.

We connect buyers and sellers of ag real estate like no one else can - and we have the reputation and relationships to prove it.

956,846

total acres sold

19,034

auction attendees

441

successful auctions



What's inside:

NORTH CENTRAL YUMA COUNTY PIVOT

1 Parcel

141± total acres

NEW LISTING!

North Central Yuma County Pivot

141± Total Acres | 1 Parcel

NEW LISTING

NEW! Pivot irrigated parcel in productive Yuma County, CO. Located 24± miles northeast of Yuma or 15± miles north of Eckley, this 141± acre farm offers 126± pivot irrigated acres and 15± acres of grass.

