



Plateau Valley | 320 Acres



- 320 acres with spring grazing, recreation, and runoff-fed ponds for stockwater/wildlife
- Native terrain with grasses, piñon & juniper, plus wide mountain views
- Producing mineral well income; fully fenced with good access off V Road
- Hunting potential—neighbors report strong late-season success; property not recently hunted
- No utilities (well needed; no electricity) and no conservation easement
- Near BLM/National Forest and close to Grand Junction, Powderhorn Ski Resort & Grand Mesa



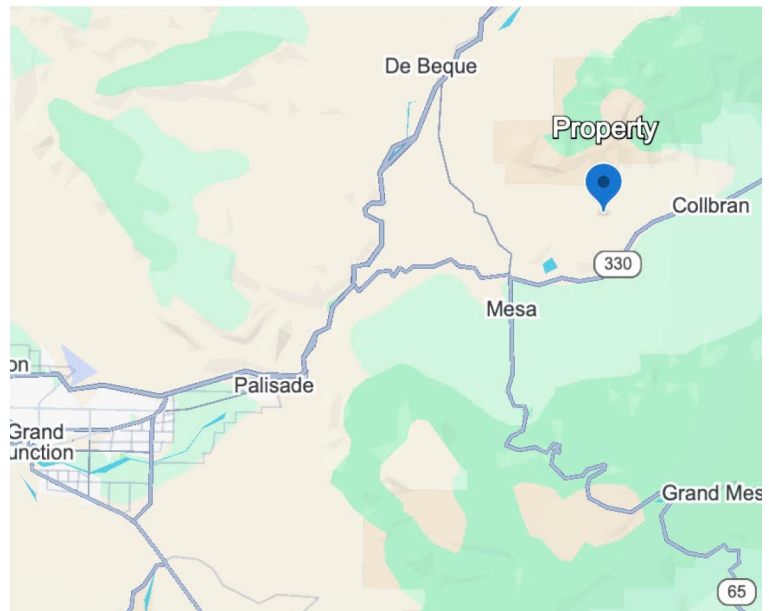
Scan for details

Call Matt: 970-712-9753 | matt@shaffer.land
\$430,000 | MLS #830207 | www.shaffer.land





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