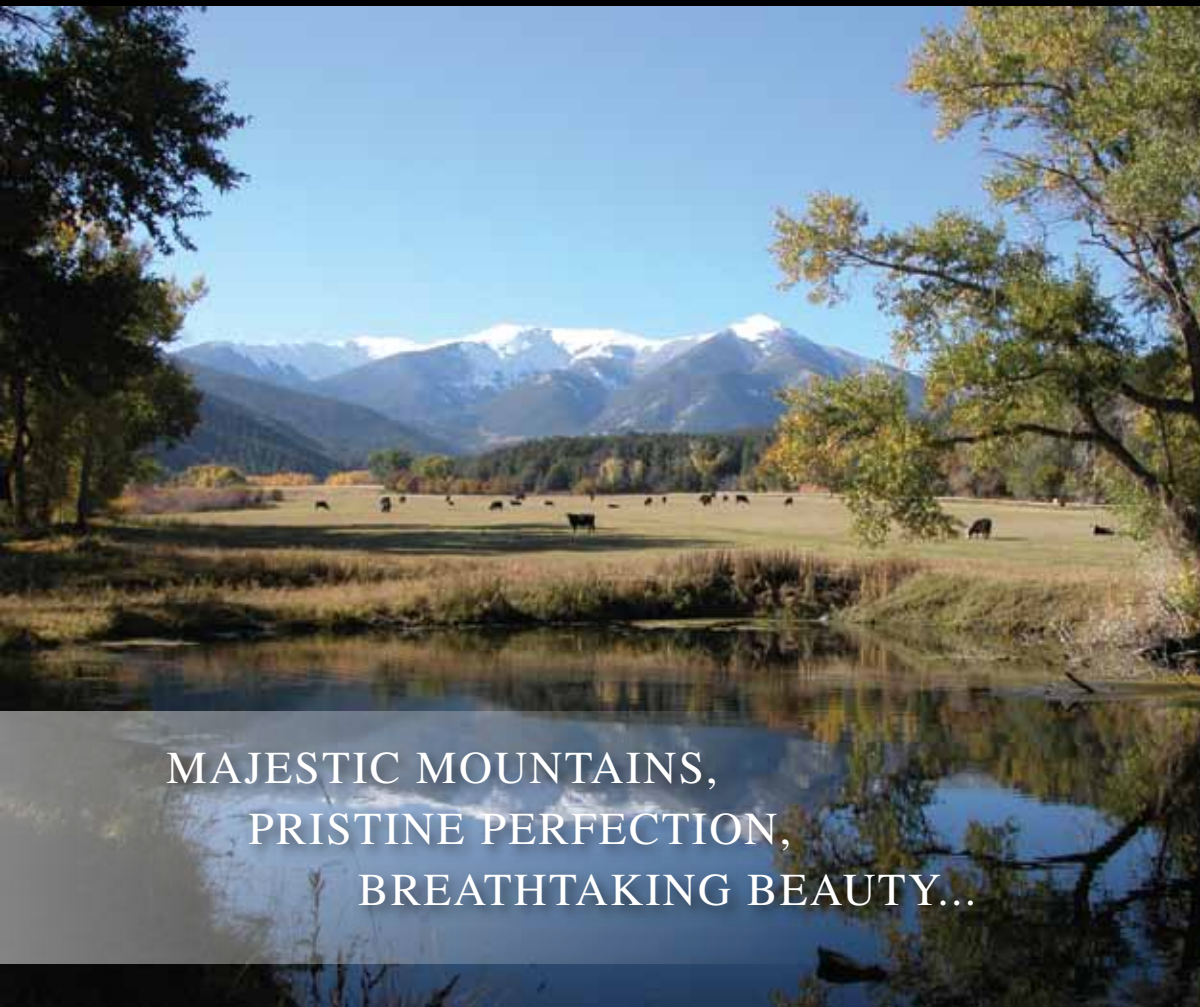


**FOR SALE**

# BEAR CREEK VALLEY RANCH

*Secluded 435 Acre Ranch*



MAJESTIC MOUNTAINS,  
PRISTINE PERFECTION,  
BREATHTAKING BEAUTY...

Pass thru a cleft in the Arkansas River's Big Horn Sheep Canyon and a high country Eden blooms with all that is good of Colorado. With a panoramic view of fifteen 14,000 foot peaks, Bear Creek Valley will truly take your breath away. Nestled between the one million acre San Isabel National Forest and the spectacular Arkansas River, it seems impossible that this secluded, hidden wonder is only minutes from Salida's great schools, hospital and shopping.

**DIRECTIONS:** From Salida, take Highway 50 east approximately 2.4 miles to County Road 101 on the right. Take County Road 101 approximately .4 miles to the start of Bear Creek Ranch.



**888-263-1133**

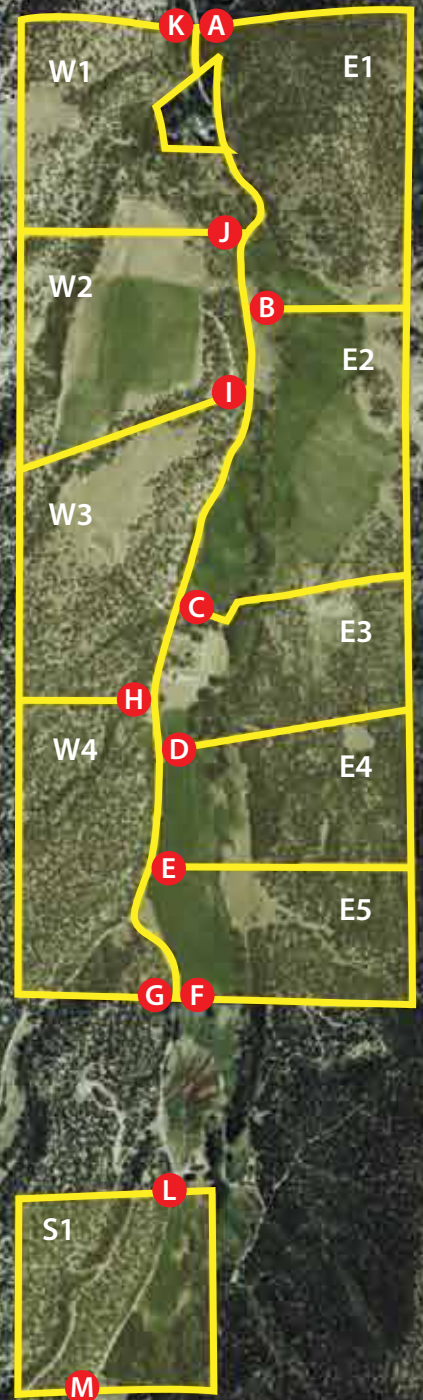
[www.salidacoloradoranch.com](http://www.salidacoloradoranch.com)

North



The east/west lot lines are marked with designated placards along Bear Creek Road (County Road 101). Additionally, GPS coordinates for all of the corners are in table below. Let us know if you have any questions.

Lot	Acres m/l	Corner	Placard	GPS Coordinates
<b>E1</b>	<b>~55.1</b>	NE SE NW SW	A B	N38° 29.969' W105° 56.850' N38° 29.644' W105° 56.850' N38° 29.969' W105° 57.155' N38° 29.644' W105° 57.082'
<b>E2</b>	<b>~57</b>	NE SE NW SW	B C	N38° 29.644' W105° 56.850' N38° 29.340' W105° 56.850' N38° 29.644' W105° 57.082' N38° 29.310' W105° 57.182'
<b>E3</b>	<b>~36</b>	NE SE NW SW	C D	N38° 29.340' W105° 56.850' N38° 29.190' W105° 56.850' N38° 29.310' W105° 57.182' N38° 29.140' W105° 57.212'
<b>E4</b>	<b>~36.6</b>	NE SE NW SW	D E	N38° 29.190' W105° 56.850' N38° 29.012' W105° 56.850' N38° 29.140' W105° 57.212' N38° 29.012' W105° 57.224'
<b>E5</b>	<b>~36.4</b>	NE SE NW SW	E F	N38° 29.012' W105° 56.850' N38° 28.859' W105° 56.850' N38° 29.012' W105° 57.224' N38° 28.864' W105° 57.186'
<b>W1</b>	<b>~42.3</b>	NE SE NW SW	K J	N38° 29.969' W105° 57.155' N38° 29.730' W105° 57.083' N38° 29.968' W105° 57.409' N38° 29.730' W105° 57.409'
<b>W2</b>	<b>~48.8</b>	NE SE NW SW	J I	N38° 29.730' W105° 57.083' N38° 29.550' W105° 57.084' N38° 29.730' W105° 57.409' N38° 29.457' W105° 57.409'
<b>W3</b>	<b>~49.6</b>	NE SE NW SW	I H	N38° 29.550' W105° 57.084' N38° 29.200' W105° 57.219' N38° 29.457' W105° 57.409' N38° 29.200' W105° 57.409'
<b>W4</b>	<b>~42.5</b>	NE SE NW SW	H G	N38° 29.200' W105° 57.219' N38° 28.865' W105° 57.187' N38° 29.200' W105° 57.409' N38° 28.870' W105° 57.409'
<b>S1</b>	<b>~39.3</b>	NE SE NW SW N. Road S. Road	L M	N38° 28.648' W105° 57.135' N38° 28.432' W105° 57.135' N38° 28.648' W105° 57.409' N38° 28.431' W105° 57.409' N38° 28.648' W105° 57.192' N38° 28.431' W105° 57.316'



South