

Sylvan Dale Ranch – Colorado Ranch for Sale



- \$195,000
- Ellis Ranch Lane
- Loveland, CO 80537
- 4–5 Acres
- 3200 private acres
- Includes Guest Ranch Membership

Location

Homesites are cradled between red sandstone ridges in the foothills of the Rocky Mountains between Loveland and Estes Park, Colorado. Access is from US Highway 34, the main route to Rocky Mountain National Park, which is located only 20 miles west of the Ranch. Other nearby cities include Fort Collins (17 Miles), Boulder (30 miles) and Denver (60 miles).

Four membership homesites are currently available in the Eagle Ridge area adjacent to the Main Ranch. Each lot is protected by open space on the west, with access to trails and the Elk Lodge picnic and camping facility. The Big Thompson River flows along the North base of Eagle Ridge, accessible by trail, and a row of trees along the Handy Ditch protects the east side.

Infrastructure

Underground electricity, telephone, and natural gas connections are located at the boundary of each lot. Water is supplied from wells that range from 350 to 400 feet deep, with high-quality flows that exceed state allowances for household use. Lot owners are responsible for constructing septic tanks and leach fields.

Community Members are protected by covenants and design guidelines to ensure that homes fit in with the surrounding landscape and meet high standards of energy efficiency, water conservation, and internal air quality.

The Ranch recommends architects and builders who create beautiful, eco-friendly homes that complement the Western atmosphere of the Ranch.

Mission of the Community

To preserve the legacy of Western dude ranching, protect open space and wildlife habitat, celebrate the history of the Sylvan Dale Valley, and create opportunities for outdoor recreation for Members to enjoy.

At Sylvan Dale, eagles still soar above the cliffs and deer drink from the rushing river. Cowboys still move cattle to the backcountry and gather hay for winter.

You can have as much solitude as you crave, or become as involved with ranch life as you wish. It's like owning a ranch without the responsibility. It's your place for family, friendship, and lasting memories.

Membership in the Ranch

As a Member of the Sylvan Dale Ranch Preservation Community, you enjoy access to 3200 private acres in the foothills of the Colorado Rockies. Horseback riding, hiking, camping, trophy trout fly fishing, mountain biking, dude ranch fun – these are just a few of the activities that await Community Members at this historic Western ranch.

Members may keep up to two horses on Ranch property by having their own stalls and runs added to a horse-boarding facility designed by the Ranch. In addition, Members may purchase guided trail rides, adventure rides, pack trips, riding lessons, and cattle drives at a discount.

Community Activities

Ranch Membership has something for everyone in your family. If you are so inclined you may participate in traditional ranch work like cattle roundups, horse care, and ranch chores.

Members enjoy trophy trout fly fishing in private, spring-fed lakes as well as access to several smaller trout and bass ponds, and two miles of Big Thompson River.

Members benefit from a substantial discount on guest ranch services and activities: from bed-and-breakfast getaways to catered luncheon meetings for business associates, to cattle drives and overnight pack trips. Discounts are available for a week of traditional summer dude ranch activities, including horseback riding lessons, trail riding, cattle work, nature walk, pond fishing, youth program, Western dancing, overnight pack trip, white-water rafting, Western entertainment, gymkhana, organized games, evening entertainment, and our Friday night ranch party. Special rates are available to Members who stay in their own homes for the week instead of using Ranch lodging.

You may contract for a property management service to rent your home when you're not living there. Several options are available, from rentals only to rentals packaged with various ranch services.

Listing courtesy of John Mathey 970.669.9696. All information provided by sources deemed reliable, but may be subject to changes, errors and omissions.

970-231-2000

© 2008. Ranch Partners. All Rights Reserved.