

Info Sheet Lot 31 Blk 2 Tr 341 Pueblo West, Colorado

APN: 613418024

Legal Description: Lot 31 Blk 2 Tr 341 Pueblo West

County: Colorado

GPS Coordinates: 38.30358, -104.719579

Access: Via S Purcell Blvd (Asphalt Road)

Water: [Pueblo West Metropolitan District](#)

Water Delivery Service: [Koury Transport](#)

Power: [Black Hills Energy](#)

Propane Delivery: [San Isabel Services Propane](#)

Trash Service: [Waste Management](#)

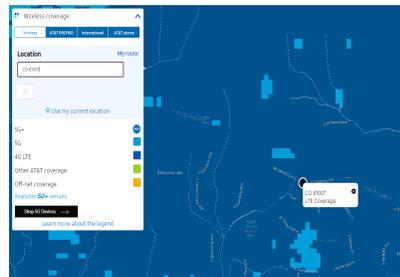
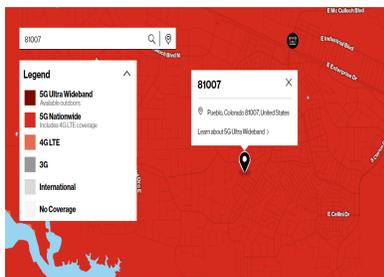
Sewage: [Pueblo West Metropolitan District](#)

Zoning: Commercial B-4

Annual Taxes: \$8.90

Property Tax Status: Current

Cell Service: Verizon: (5G) , AT&T: (4G LTE) , T Mobile/Sprint:

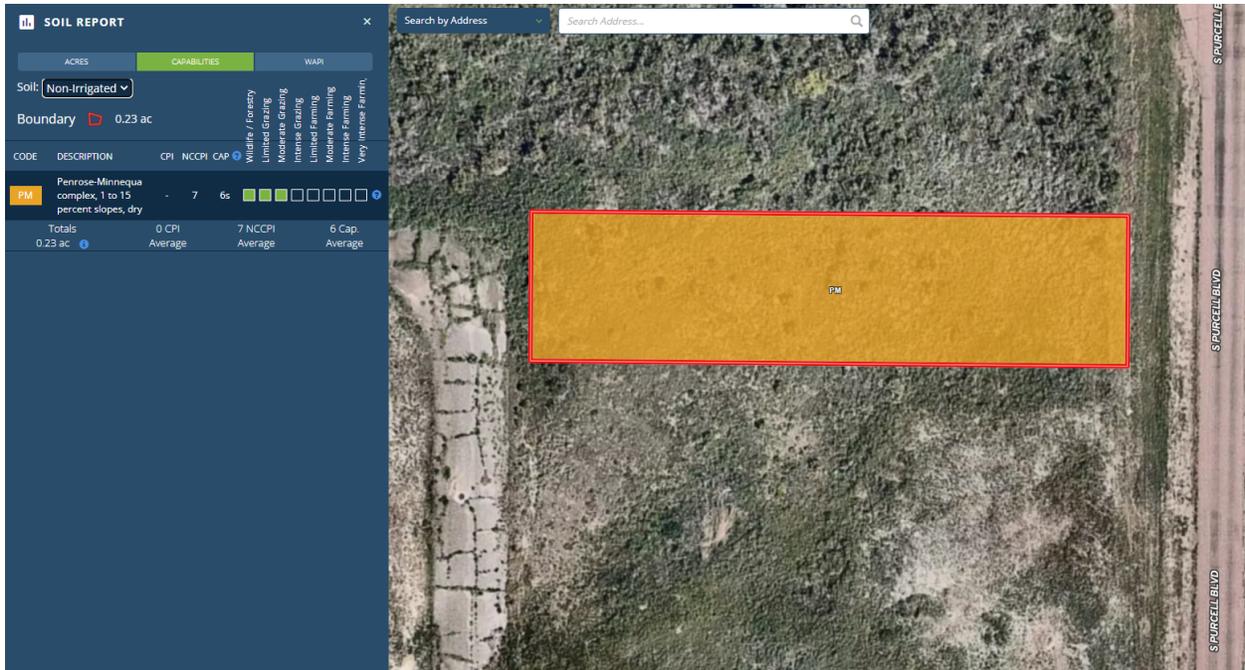


Internet Service: Xfinity (Cable), [Starlink](#) (Highly recommended, very fast)

FEMA Flood Zone: Not in a floodplain.

Wetlands: No wetlands.

Terrain and Soil: Penrose-Minnequa complex, 1 to 15 percent slopes, dry. Good for grazing.



Trees: None

Google Maps link: <https://goo.gl/maps/4bzNV635qfxNDxrr5>

Mapright Link: <https://mapright.com/ranching/maps/1546cc44d691e189f829f0e55a3cdf84/share>

HOA: None

School District: Pueblo City School District 60

See Schools: <https://www.pueblod60.org/>

Climate:

Annual high temperature - 90°F

Annual low temperature - 18°F

Average annual precipitation - 13 in.

Average annual snowfall - 25 in.

Nearby Places of Interest:

- Pueblo Memorial Airport - 22 mins away
- Parkview Medical Center - 17 mins away
- Pueblo Mall - 14 mins away
- Walmart Supercenter - 10 mins away
- Liberty Point Memorial - 4 mins away
- Lake Pueblo State Park - 14 mins away
- Rosemount Museum - 15 mins away
- The Gutterhouse - 6 mins away

Building Restrictions and Land Use -

<https://county.pueblo.org/planning-and-development/chapter-1764-community-business-district-b-4>