

Emigrant Gap Acres

Placer County, California

\$205,000 | 60.00 Acres

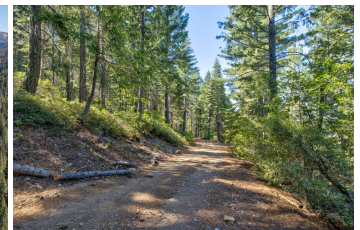
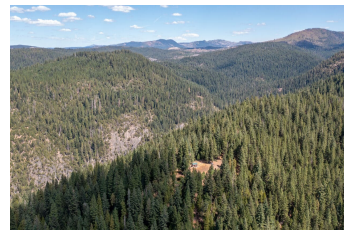
Texas Hill Rd
Colfax, California

Timbered 60 Acres - Secluded, off-grid mountain retreat spanning 60 acres in two legal parcels (50 & 10 acres). Beautifully timbered with mixed forest, gentle benches, and potential view sites. Features include a water well and a large utility shed, ideal for storage or staging. Perfect for a private cabin or recreation basecamp.



PROPERTY HIGHLIGHTS

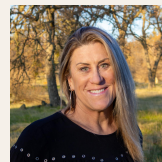
- 60 private acres in two legal parcels (50 & 10 acres)
- Secluded, off-grid setting near Emigrant Gap/Colfax, Placer County
- Mixed forest, gentle benches & potential view sites
- On-site water well and large utility shed for storage or staging
- Ideal for a private cabin, recreation basecamp, or forest stewardship
- Abundant wildlife and four-season recreation: hiking, fishing, swimming, hunting, snow play



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