

PROPERTY ESSENTIALS

View

MLS # 834530
Status Active
Asking Price \$875,000
Address 4650 US FSRD 516
 Cabin #6
City Creede
County Hinsdale
State CO
Zip 81130
Area Creede

Class RESIDENTIAL
Type Stick Built
Bedrooms 3
Total Bathrooms 2.00
Year Built 1930
Apx.Total SF 2,200
List Price/SqFt \$397.73
Apx.Total Acres 0.000

**LISTING DETAILS**

Listing Agent 1 Connie Goodnight - C: 719-580-0246
Listing Office 1 Land Properties, LLC - O: 719-873-1012
Listing Agent License 1 ER100005252
Listing Office License 1 EC100041278
Board Name Pagosa Springs
Seller Licensed Y/N No
Foreign Owned Y/N No
Listing Agreement Exclusive Right to Sell
Agency Relationship Transaction Broker
Owner Name Finley
Limited Service Y/N No
Listing Date 5/7/2026
Expiration Date 12/31/2026
Input Date 5/9/2026 9:15 PM
Update Date 5/12/2026
Status Date 5/12/2026
HotSheet Date 5/12/2026
Price Date 5/9/2026
Showing Service ShowingTime

REO/Lender Owned No
Possible Short Sale No
Real Estate Included Yes
EM Deposit \$ 5000
EM Holder Title Company
Preferred Title Comp. Alpine Title
Sale/Rent For Sale
Original Price \$875,000
Exchange/Trade Y/N No
Listed in other Class Y/N No
Assoc. Doc. Count 0
Picture Count 30
Days On Market 9
Cumulative DOM 9
Floor Plans Count 0

PROPERTY DETAILS

Subdv Name Other
Legal/Lot Block 4650 USFS 516 #6 IMPROVEMENTS, NO 6
 PEARL LAKES (1/2 UND INT: ROXI A FINLEY &
 1/2 UND INT: RENO DUSTIN FINLEY)
NewCnstrct No
Water Front No
Property Attached Y/N No
Year Remodeled 2016
Furnished Partially Furnished
Garage Y/N No
Carport Y/N No
Addit Living Quarters No
Access Seasonal
Elevation 10,300

1/4 Baths 0
1/2 Baths 0
3/4 Baths 1
Full Baths 1
Total Office/Den(s) 0
RV Parking No
Horse Setup Y/N No
Elem. School Open Enrollment
Middle School Open Enrollment
High School Open Enrollment
Input Date 5/9/2026 9:15 PM
Listing Visibility Type MLS Listing
Update Date 5/12/2026 1:38 AM
Price Per SQFT \$397.73

UTILITIES/RIGHTS

Water Supplier Well
Water Well Yes
Sewer Supplier Septic
Gas Supplier Propane
Electric Supplier San Luis Valley Rural Electric Cooperative

Internet Service Y/N Yes
Internet Provider Ciello
Water Rights/Irrig. No

PARCEL/TAX/HOA

Parcel ID # 1849
Realist ID 1849.000000
Tax Year 2025
Total Taxes \$ 312.08
Special Assemnt Y/N No

HOA Y/N No
Covenants Y/N YES
FIPS Code 08053

MARKETING INFO

IDX Include Y
Syndicate to Internet Yes
Public MLS Sites Y/N Yes

Client Hit Count 1
Agent Hit Count 16
VOW Include Yes

VOW Address Yes
VOW Comment Yes
VOW AVM Yes
Sign on Property Y/N Yes
Geocode Quality Exact Match

GREEN CERTIFICATIONS

Green Certification Y/N	No	LEED for Homes Y/N	No
HERS Rated Y/N	No	NAHB/NGBS-ICC 700 Y/N	No
Energy Star Qualified Y/N	No	Other Green Cert. Y/N	No

FEATURES

CURRENT PROPERTY USE Residential Mountain Recreation Recreational Fishing Rights	RESIDENCE STYLE Cabin RESIDENCE STORIES Two Story CONSTRUCTION TYPE Log ROOF Metal FLOORING Carpet-Partial Laminate HEATING FUEL/SOURCE Propane	HEATING SYSTEM Forced Air VIEWS Mountains Valley Lake/Pond/Reservoir UTILITIES Electric Propane-Tank Owned DOMESTIC WATER SOURCE Well-Other DOMESTIC SEWER SOURCE Septic System	APPLIANCE INCLUSIONS Range/Oven Refrigerator Washer Dryer INTERIOR INCLUSIONS Part Furnished SHOWING INSTRUCTIONS Call Listing Agent TERMS Cash 1031 Exchange AVAILABLE FOR AUCTION No
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DIRECTIONS

Directions Located at the headwaters of North Clear Creek, Pearl Lakes is surrounded by Colorado's Rio Grande National Forest and is approximately halfway between the small mountain towns of Creede and Lake City, Colorado. THERE IS NO PUBLIC ACCESS TO PEARL LAKES TROUT CLUB. Guests must be accompanied by a Club member and Listing Realtor.

PROPERTY DESCRIPTION

Remarks Rare Cabin Opportunity at Pearl Lakes Trout Club Step into a legacy of mountain living with this rare chance to own a historic log cabin at the exclusive Pearl Lakes Trout Club—an ultra-private retreat nestled at the headwaters of North Clear Creek and surrounded by the pristine Rio Grande National Forest. Established in 1922, this private non-profit club offers its 84 members unparalleled access to eight trout-filled lakes, scenic hiking trails, snowmobiling, and year-round outdoor adventure. This charming cabin, originally built in the 1930s and thoughtfully remodeled over the years, features two bedrooms and a full bath upstairs, plus a spacious lower-level sleeping area with room for six and an additional ¼ bath. Recent upgrades include a new forced-air propane heating system (2022), a redone well, septic tank, and a 500-gallon owned propane tank. Structural improvements such as replaced logs, a new footer, and a fresh deck ensure comfort and durability. Ownership includes a coveted membership—no longer available to the public—making this offering truly one-of-a-kind. With no HOA and annual dues around \$3,000, members share in the stewardship of this extraordinary property. Access is strictly limited to members and their guests, accompanied by a Club member and the listing Realtor. Don't miss your chance to be part of this storied mountain enclave. Call today for details on this rare and remarkable opportunity.

CONFIRMED SHOW INSTRUCTIONS

Confirmed Show Instructions Call Connie Goodnight with Land Properties LLC 719-580-0246

ADDITIONAL PICTURES



View



Front of House



Back of House



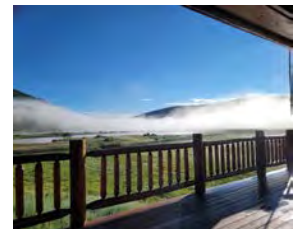
Side View



View



View





Living Room



Living Room



Kitchen



Kitchen



Kitchen



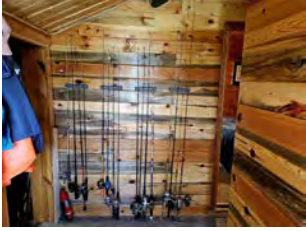
Kitchen



Kitchen



Living Room



Primary Bedroom



Bath



Bath



Bath



Bedroom 2



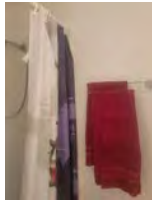
Bonus Room



Bonus Room



3/4 Bath



Bath

