



**2.18 Acres**

**\$4,500**

**Iron County, Utah**

[www.landresellers.com/properties/f34975dcd26](http://www.landresellers.com/properties/f34975dcd26)



## Property Details

**Property Types:** Land, Residential, Recreational

**State:** Utah

**County:** Iron County

**City:** Modena

**Price:** \$4,500

**Total Acreage:** 2.18

**Property ID:** GVR 5- 2398, 2399

**Property Address:** Modena, UT

**GPS:** 37.832177130737, -113.85973446131

**Subdivision:** Garden Valley Ranchos

**Unit:** 5

**Block:** --

**Lot:** 2398, 2399

**Roads:** Dirt

**Power:** no

**Taxes:** \$32

**Seller Fees:** 130

2 adjoining Lots

**Camp, Rv.**

**Site-builds, Mobiles and modulares allowed.**

Unit-5 Lots - 2398, 2399

2.18+/- acres total

north of Modena

GPS (approx.) NW: 37.8323 , -113.8600 ; NE: 37.8323 , -113.8589 ; SE: 37.8314 , -113.8589 ; SW: 37.8365 , -113.8599

Elevation range 5300 ft.

Modena is on U-56, 9.4 miles east of the Nevada border and fifty miles west of Cedar City.

The exact source of the name is hard to pin down. One source states that an Italian laborer named the railroad camp after Modena, Italy. Another source relates that a Chinese cook during the serving of dinner would call out periodically, "Mo'dinna, mo'dinna". An earlier name was Deseret Springs.

With the advent of the railroad in Iron County and its arrival in the Modena area in December 1899, Brigham J. Lund, along with two partners, E. M. Brown and Jose Price, started a small business venture here. In time they were freighting to St. George, Utah; Pioche, Nevada and Delamar. Lund soon bought out his partners and in 1903 incorporated under the name of B. J. Lund & Company. The name "Lund" is still found on several buildings in town including the General Merchandise & Hotel building. By 1903, a U.S. Weather Bureau office had also been established in Modena. The Last Chance Saloon now closed and boarded up is a reminder of a distant era.

The change from steam to diesel by the railroad brought about the demise of Modena which today is almost a ghost town. Only five families remain. Just north of town is the Modena cemetery.

Nearby towns include Uvada, 11.8 miles southwest on U-56; Beryl, 18 miles northeast on U-257; Newcastle, 23.2 miles southeast on U-56; and Enterprise, 27.8 miles southeast on U-56, U-18. St. George is 67.3 miles south.

Garden Valley Ranchos Unit 1 is closer to the Highway . Unit 5 is further from the Highway.

## Seller Information



1881.com Investments  
www.1881.com  
Austin, TX 78727

5124789999  
land@1881.com

1881.com Investments is a land company that specializes in Selling and Buying Real Estate. Types of property we specialize in is vacant land, mountain land, mining claims, and patented mining claims. We offer various land for sale in both large acreage and smaller parcels and lots.