

# Shadow Ridge Living

0.41 Acres

Custer County, CO

\$495,000



HAYDEN  OUTDOORS.



# Shadow Ridge Living

TOTAL ACRES:

0.41

PRICE:

\$495,000

COUNTY:

Custer County

CLOSEST TOWN:

Westcliffe, CO

## Activities & Amenities:

ATV/Off Road

## Land Details:

Address: 65 Pyrite Circle, Westcliffe,

Colorado 81252, USA

Closest Town: Westcliffe

Total Acres: 0.41

Deeded Acres: 0.41

Leased Acres: 0.00

Zoning: Residential

Elevation: 7888

Estimated Taxes: \$1,366.82 - 2022

Source of lot size: Assessor/Tax Data

## Building Details

Homes: 1

Style of Home(s): 1 Story Ranch

Finished Sq. Ft.: 1650

Bedrooms: 3

Full Bathrooms: 1

Three-Quarter Bathrooms: 1

Basement: None

Parking Types: Attached Garage

Total # of Spaces: 2

Heating Systems: Forced Air

## Property Summary

Take advantage of this fantastic opportunity to own a truly stunning home! This like-new 3 bedroom, 2 bath home with an attached 2-car garage is truly a gem.

## Improvements

As you approach the property, you will be charmed by the low-maintenance stucco exterior and the picturesque covered front porch, perfect for enjoying breathtaking mountain views. Imagine sipping your morning coffee while admiring the beauty of nature right outside your door!

Convenience is key with this home, as it is just minutes from the town, schools, and shopping centers. Many mountain trailheads are nearby for nature enthusiasts, providing endless outdoor adventure opportunities. And if you love fishing, you'll be thrilled to know that Lake DeWeese is just a short distance away, offering excellent fishing spots.

Step inside and prepare to be amazed by the open floor plan featuring vaulted ceilings and large windows that flood the space with natural light. The beautiful custom kitchen is a chef's dream, with stainless steel appliances and gleaming hardwood floors.

The large master suite is an inviting oasis, boasting stunning views, a spacious walk-in closet, double sinks, and a luxurious walk-in shower. It's the perfect retreat after a long day.

One of the highlights of this property is the large attached 2-car garage. On snowy days, you'll appreciate being able to pull right in and enter the home through the convenient laundry area right off the garage.

With rising building costs and lengthy construction times, this nearly new home is a rare find. Priced at just \$495,000, you can move right in and start enjoying everything this home offers.

Furthermore, this home has a professional radon mitigation system, ensuring your family's health and safety.

Don't delay – seize this incredible opportunity to own a beautiful home in an unbeatable location. Call now to schedule your private showing and make this dream home yours today!





## Region & Climate in Westcliffe/Silver Cliff, Colorado

Westcliffe/Silver Cliff, Colorado gets 14 inches of rain, on average, per year. The US average is 38 inches of rain per year.

Westcliffe/Silver Cliff averages 86 inches of snow per year. The US average is 28 inches of snow per year.

On average, there are 260 sunny days per year in Westcliffe/Silver Cliff. The US average is 205 sunny days.

Westcliffe/Silver Cliff gets some kind of precipitation, on average, 83 days per year. Precipitation is rain, snow, sleet, or hail that falls to the ground. In order for precipitation to be counted, you have to get at least .01 inches on the ground to measure.

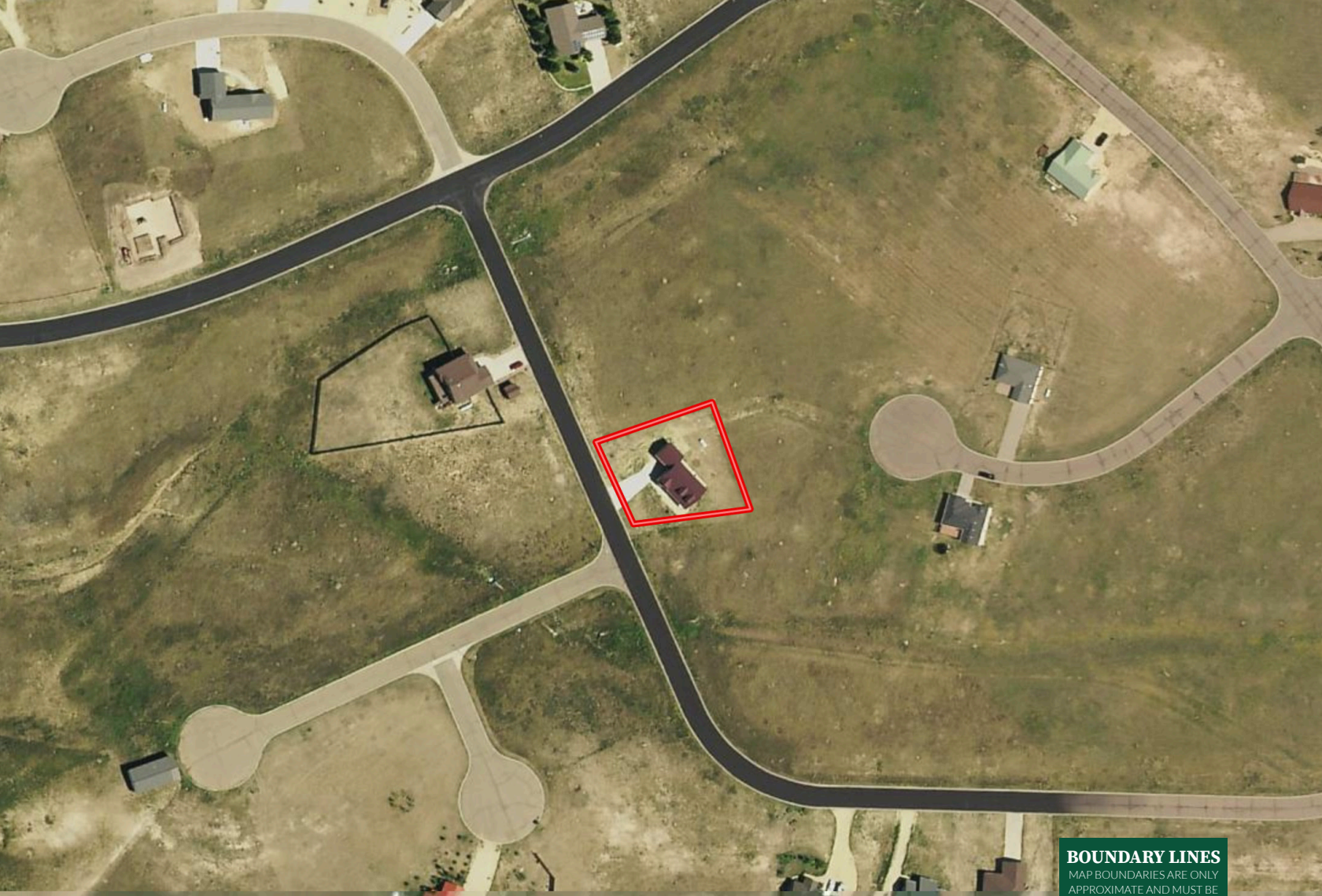
## Weather Highlights

- **Summer High:** the July high is around 81 degrees
- **Winter Low:** the January low is 8
- **Rain:** averages 14 inches of rain a year
- **Snow:** averages 70 inches of snow a year

*\*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.*

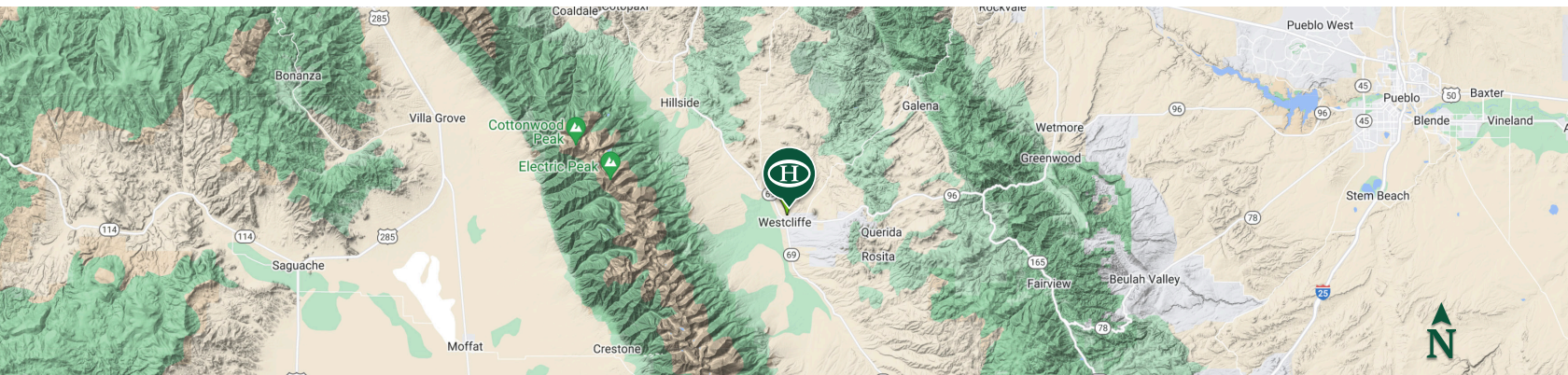






 Boundary

**BOUNDARY LINES**  
MAP BOUNDARIES ARE ONLY  
APPROXIMATE AND MUST BE  
VERIFIED FOR ACCURACY.



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