

Fox Den

13.32 Acres

Custer County, CO

\$479,000



HAYDEN  OUTDOORS®

Fox Den

TOTAL ACRES:

13.32

PRICE:

\$479,000

COUNTY:

Custer County

CLOSEST TOWN:

Westcliffe, CO

Activities & Amenities:

Equestrian/Horse Property
Hiking/Climbing
House/Cabin
Hunting - Big Game
Hunting - Predator/Varmint
Hunting - Small Game
Outbuilding/Barn/Shed/Shop
Propane
State Hunting Unit: 691

Land Details

Address: 477 Della Fox Lane,
Westcliffe, Colorado 81252, USA
Closest Town: Westcliffe
Total Acres: 13.32
Deeded Acres: 13.32
Zoning: Residential
Topography: flat to sloped
Estimated Taxes: \$461.76 - 2023
Source of lot size: Assessor/Tax Data

Building Details

Homes: 1
Style of Home(s): 1.5 levels
Bedrooms: 2
Full Bathrooms: 1
Three-Quarter Bathrooms: 1
Basement: None
Parking Types: Detached Garage
Total # of Spaces: 2
Outbuildings: 1
Heating Systems: Electric Heaters & Fireplace



Property Summary

Discover the Fox Den, a charming 2,172 sq ft home on 13.32 acres in picturesque Rosita, Colorado. This beautifully designed residence features a spacious deck with stunning mountain views, a modern kitchen with granite countertops, and a cozy living area. Enjoy a serene landscape, convenient amenities, and rich local history in nearby towns. Outdoor enthusiasts will love the recreational opportunities, from hiking and skiing to fishing.

Land

Set against a breathtaking 13.32 acres of picturesque land, the Fox Den not only offers a beautiful home but also a captivating natural landscape to explore. This expansive property is a sanctuary for wildlife, dotted with native flora and mature trees, perfect for outdoor enthusiasts, gardeners, and nature lovers alike. Imagine morning walks through your own slice of paradise or capturing stunning sunsets from your Trex deck, all while savoring the tranquility and serenity of Colorado living. The well on the property ensures a reliable water source, and the two 30-amp camper hookups provide convenience for guests or an adventurous getaway.

Improvements

Step inside this charming 2,172 sq ft home, where rustic elegance meets modern comfort. The Fox Den exudes warmth and style, boasting a sprawling 632 sq ft deck that wraps around half the home, offering panoramic views of the majestic Sangre de Cristo mountain range and the stunning Wet Mountains. With its beautifully stained and finished concrete floors, the living area invites natural light through expansive picture windows, providing a serene backdrop to your everyday life. Culinary enthusiasts will delight in the kitchen, featuring gleaming granite countertops, an inviting island with a deep hammered copper sink, and delightful cream and teal cabinetry that captures the essence of country charm. Upstairs, a spacious sitting area and TV room lead to a luxurious master suite, complete with an idyllic bathroom and generous closet space, ensuring relaxation and privacy for all. With practical touches like a functional laundry room and a spacious enclosed carport that doubles as a workshop, the Fox Den combines comfort and functionality seamlessly.

Recreation

In addition to the marvelous home and land, the surrounding area offers an abundance of recreational opportunities. The magnificent peaks and trails of the Wet and Sangre de Cristo mountains beckon hiking, biking, and exploring, ready to be your playground. For the winter enthusiasts, breathtaking ski resorts are just a short drive away, providing thrilling sports and family activities. With nearby rivers and lakes for fishing, kayaking, or simply soaking in nature, your adventure awaits at the Fox Den—and this dream lifestyle could soon be yours! Don't miss this opportunity; partially furnished and truly enchanting, the Fox Den is calling your name!



Agriculture

The Well can be used by the owners for noncommercial domestic animals as well as household use.

Region & Climate

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

Location

The Fox Den is not just a home; it's a gateway to adventure in the heart of Colorado's beautiful historic town of Rosita! The Fox Den is perfectly situated just a stone's throw from the equally charming towns of Silver Cliff and Westcliffe. Here, a vibrant community awaits, boasting delightful local shops, cozy restaurants, and lively dance halls that celebrate the area's rich heritage. With amenities like an Olympic-sized swimming pool, fitness centers, and a great bowling alley, you can truly enjoy the best of small-town living without sacrificing comfort or convenience. Experience the heartwarming spirit of the Rockies while being close enough to major attractions and outdoor adventures.



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BOUNDARY LINES
MAP BOUNDARIES ARE ONLY
APPROXIMATE AND MUST BE
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 Boundary



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