

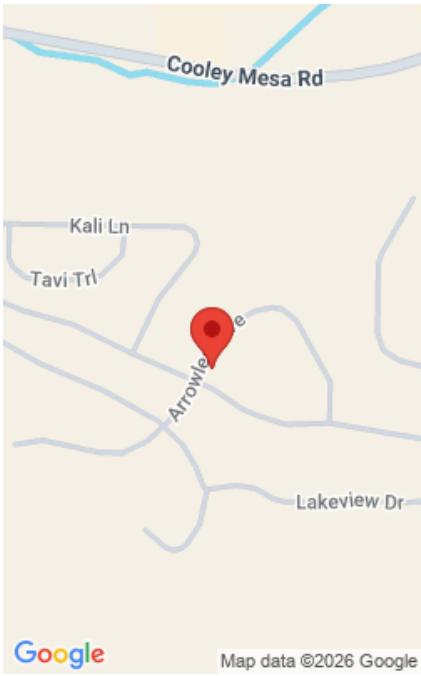
$758,351

## 101 ARROWLEAF AVE, GYPSUM, CO 81637, USA

https://resortdevelopmentmarketing.com

- 3 beds
- 1 bath
- Single Family Residence
- Residential
- Active

MOVE-IN READY – Siena Lake is a brand new community of mountain modern single-family homes equipped with two-car garages, unfinished basements, air conditioning, an electric fireplace, a private yard, and separate decks for enjoying the refreshing Colorado air. Each residence has main floor primary suites for convenient single-level living; models also include the option for ”solar ready+plus electric vehicle charger. Siena Lake is your gateway to the Rockies and just a short drive to Vail and Beaver Creek Ski Resorts. Anchored by a seven-acre scenic swimming lake, this incredible location offers a never-ending supply of natural beauty and four seasons of outdoor activity – including world-class skiing, hiking, fishing, mountain biking, and more. Siena Lake is designed to provide community and convenient on-site enjoyment for residents. Experience all of Siena Lake through the various on-site outdoor activities, including indoor/outdoor swimming, walking trails, clubhouse access, gardens, dog parks, and more. Alder Model – 1,470 Sq Ft, 3 bedroom 2.5 bath, upstairs office/flex room, master walk-in closet, stainless steel appliances, quartz countertops, one terrace, and one porch. Open main floor living plan with cathedral ceilings, electric fireplace, unfinished basement, and a two-car garage with two outdoor parking spaces.






**Vit Blanar**

## Basics

**Category:** Residential

**Type:** Single Family Residence

**Status:** Active

**Bedrooms: 3** beds

**Bathrooms: 1** bath

**Half baths: 1** half bath

**Floors: 2** floors

**Lot size: 0.12** sq ft

**Year built:** 2023, 2023

**Subdivision Name:** Siena Lake

**Agent Full Name:** Vit Blanar

**Bathrooms Full:** 1

**Lot Size Acres: 0.12** acres

**Zoning:** Res

**County:** Eagle

## Building Details

**Building Area Total: 2292** sq ft

**Construction Materials:** Frame, Other

**Heating:** Forced Air, Natural Gas

**Stories:** 2

**Roof:** Metal

**Foundation Details:** Poured in Place

**Floor covering:** Simulated Wood

**Basement:** Unfinished

**Parking:** 2

## Amenities & Features

**Laundry Features:** See Remarks

**Flooring:** Simulated Wood

**Utilities:** Electricity Available, Natural Gas Available, Phone Available, Satellite, Sewer Available, Sewer Connected, Snow Removal, Trash, Water Available

**Parking Features:** Garage, Surface

**Fireplace Features:** Electric

**Garage Spaces:** 2

**WaterSource:** Public

**Appliances:** Dishwasher, Disposal, Microwave, Range, Refrigerator, Washer/Dryer

**Interior Features:** Fireplace - Electric, Multi-Level, Primary Downstairs, Vaulted Ceiling(s)

**Cooling:** Ceiling Fan(s), Central Air

## Fees & Taxes

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Common Area Maintenance, Management

## Miscellaneous

**Road Surface Type:** All Year

**Special Listing Conditions:** None

**Pets Allowed:** Breed Restrictions, Cats OK, Dogs OK, Number Limit, Yes

## Courtesy of

**List Office Name:** Vail Land Company LLC