



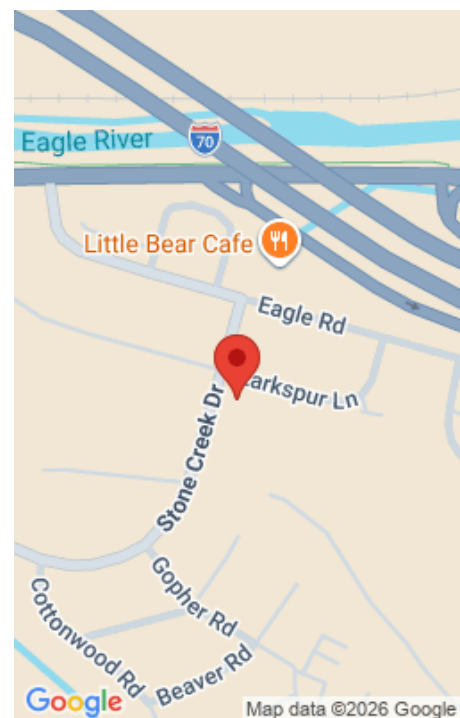
\$2,475,000

LARKSPUR 120 LANE, EAGLE-VAIL, CO, 81620

<https://resortdevelopmentmarketing.com>

This four-bedroom home is designed for entertaining, with two distinct dining areas, two living rooms, expansive outdoor dining, a hot tub, and a level of whimsy, with secret rooms and hideaways that kids and parents will adore. Ideally located just behind the Hole 1 Putting Green, this home offers the perfect setting for year-round outdoor fun—from summer evening chipping contests to Nordic skiing in the winter. A new buyer can skip the crowds and get a morning workout with a short ski tour from your backyard to the base of Rose Bowl at Beaver Creek, then pick up the kids at Beavo and ski back home via Paulie's Plunge. The expansive primary suite features a large bedroom, a well-appointed and large closet, and a five-piece primary bath. Three bedrooms in the basement include a large bunkroom that allows the owner to host another family or two. A private driveway, spacious two-car garage, and ample outdoor space make the home feel like a single-family home. The home is well maintained, with a new roof installed in October 2025, an updated kitchen, a new hot tub, and new carpet in all bedrooms. Conveniently located within walking distance of the Eagle-Vail Pool, playgrounds, and tennis and pickleball courts, this home is centrally located in the neighborhood. The newest addition to the Eagle-Vail neighborhood, The Alpinist, is a community-centric coworking space featuring a coffee bar and a taproom open to the public, just down the road from 120 Larkspur Lane.

- 4 beds
- 3 baths
- Duplex
- Residential
- Active



Basics

Category: Residential

Status: Active

Bathrooms: 3 baths

Floors: 2 floors

Year built: 1974, 1974

Agent Full Name: Patrick Scanlan

Lot Size Acres: 0.03 acres

County: Eagle

Type: Duplex

Bedrooms: 4 beds

Half baths: 1 half bath

Lot size: 0.03 sq ft

Subdivision Name: Timbergreen Th

Bathrooms Full: 3

Zoning: MF

Building Details

Building Area Total: 2831 sq ft

Heating: Baseboard, Natural Gas

Stories: 2

Foundation Details: Concrete Perimeter

Construction Materials: Frame, Stucco

Current Use: None

Roof: Asphalt

Floor covering: Carpet, Tile, Wood

Amenities & Features

Laundry Features: Gas Dryer Hookup

Utilities: Cable Available, Electricity Available, Natural Gas Available, Phone Available, Satellite, Sewer Connected, Trash, Water Available

Parking Features: Attached Garage

Garage Spaces: 2

Interior Features: Multi-Level, Patio, Vaulted Ceiling(s)

Patio And Porch Features: Deck, Patio

Amenities: Pool, Tennis Court(s)

Flooring: Carpet, Tile, Wood

Association Amenities: Pool, Tennis Court(s)

Fireplace Features: Wood Burning

Appliances: Dishwasher, Disposal, Microwave, Refrigerator, Washer/Dryer, Wine Cooler

Lot Features: Golf Course

Cooling: Ceiling Fan(s), Ductless



Fees & Taxes

Association Fee Frequency: Quarterly

Association Fee Includes: Common Area Maintenance, Management, Snow Removal, Trash

Miscellaneous

Road Surface Type: All Year

Listing Terms: Cash, New Loan

Pets Allowed: Yes

Courtesy of

List Office Name: Slifer Smith & Frampton- Bachelor Gulch

