



\$4,950,000

SUNQUIST 171 ROAD, EDWARDS, CO, 81632

<https://resortdevelopmentmarketing.com>

Nestled at the end of a long private driveway and surrounded by forest, this newly constructed mountain home offers the perfect balance of seclusion and community within the prestigious Cordillera Subdivision. Upon stepping into the home, you're greeted by an open-concept living area where serene luxury meets modern mountain design. Soaring windows flood the space with natural light and showcase breathtaking mountain views, while the sleek steel framed fireplace, exposed steel beams, and wood floors enhance this home's contemporary alpine ambience. The kitchen is a refined blend of warmth and modern style, featuring oak cabinetry accented with sleek black hardware, Wolf Subzero appliances, and a large island. Sliding glass doors off the dining room open to an expansive outdoor balcony perfect for entertaining or enjoying peaceful alpine evenings. The primary suite features a private balcony, a spa-inspired bath with a soaking tub beneath picture windows, a dual shower head system, and a spacious walk-in closet. An attached studio offers the perfect space for an office, yoga, or whatever your lifestyle may need. The home's upper level features a versatile bonus bedroom with a full bath, a private juliet balcony, and convenient access to the yard through an adjacent exterior door. The lower level offers three well-appointed bedrooms, each with its own en-suite bath, providing comfort and privacy for family or guest. This level also includes a spacious entertainment and living area, with sliding glass doors, that open to a secluded patio. While the home feels like a secluded mountain retreat, it is just minutes away from Cordillera's renowned golf courses and newly constructed state-of-the-art gym facility offering a full array of amenities including a pool, weight and cardio rooms, exercise classes, pickleball and tennis courts. Enjoy the perfect blend of privacy and connection in this luxury mountain home. Estimated completion August 2025.

- 5 beds
- 2 baths
- Single Family Residence
- Residential
- Active



Haley Grimes



Basics

Category: Residential

Type: Single Family Residence

Status: Active

Bedrooms: 5 beds

Bathrooms: 2 baths

Half baths: 2 half baths

Floors: 3 floors

Lot size: 2.28 sq ft

Year built: 2025, 2025

Subdivision Name: Cordillera F27 - Settlers Wood

Agent Full Name: Haley Grimes

Bathrooms Full: 2

Lot Size Acres: 2.28 acres

Zoning: SF

County: Eagle

Building Details

Building Area Total: 5782 sq ft

Construction Materials: Foam Insulation, Frame, Metal Siding, Stone, Wood Siding

Sewer: Septic System Approved, Septic Tank

Heating: Forced Air, Natural Gas, Radiant Floor

Stories: 3

Roof: Metal, Synthetic

Foundation Details: Poured in Place

Levels: Three Or More

Floor covering: Carpet, Tile, Wood

Amenities & Features



Laundry Features: Electric Dryer Hookup, Washer Hookup

Utilities: Cable Available, Electricity Available, Internet, Natural Gas Available, Phone Available, Snow Removal, Trash, Water Available

Parking Features: Attached Garage, Heated Garage

Garage Spaces: 2

Appliances: Built-In Gas Oven, Dishwasher, Disposal, Dryer, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Freezer, ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Water Heater, Range Hood, Refrigerator, Tankless Water Heater, Washer/Dryer

Lot Features: Native Plants, Landscaped

Patio And Porch Features: Deck, Patio

Amenities: Clubhouse, Fitness Center, Pool, Spa/Hot Tub, Tennis Court(s)

Flooring: Carpet, Tile, Wood

Association Amenities: Clubhouse, Fitness Center, Pool, Spa/Hot Tub, Tennis Court(s)

Fireplace Features: Gas

WaterSource: District Water

Interior Features: Fireplace - Gas, Patio, Vaulted Ceiling(s)

Window Features: ENERGY STAR Qualified Windows

Cooling: Central Air, ENERGY STAR Qualified Equipment, Zoned

Fees & Taxes

Association Fee Frequency: Annually

Miscellaneous

Road Surface Type: All Year, Paved

Pets Allowed: Cats OK, Dogs OK

Listing Terms: Cash, New Loan

Courtesy of

List Office Name: Berkshire Hathaway - Edwards

