



**\$485,000**

**758 COLORADO RIVER RD, GYPSUM, CO 81637, USA**

<https://resortdevelopmentmarketing.com>

This wonderful new 3 bedroom home offers the space you need at a price you will love. Interior finishes include a stainless appliance package, kitchen farm sink, lvp flooring, shaker cabinets and more! The neighborhood offers great amenities including a pool, fitness center, parks, walking trails and fishing! Enjoy the best of mountain living in this beautiful new home at Confluence at Two Rivers Village. First homes are scheduled to be finished Fall of 2025.

- 3 beds
- 2 baths
- Townhouse
- Residential
- Pending



**Bill Holm**



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## Basics

**Category:** Residential

**Status:** Pending

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Year built:** 2025, 2025

**Agent Full Name:** Bill Holm

**Lot Size Acres:** 0.08 acres

**County:** Eagle

**Type:** Townhouse

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Lot size:** 0.08 sq ft

**Subdivision Name:** Two Rivers Village

**Bathrooms Full:** 2

**Zoning:** residential

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## Building Details

**Building Area Total:** 1127 sq ft

**Heating:** Electric, Forced Air

**Stories:** 1

**Foundation Details:** Poured in Place

**Floor covering:** Carpet, Simulated Wood

**Construction Materials:** Frame, Wood Siding

**Current Use:** None

**Roof:** Asphalt

**Levels:** One

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## Amenities & Features

**Laundry Features:** Electric Dryer Hookup, Washer Hookup

**Flooring:** Carpet, Simulated Wood

**Parking Features:** Aboveground, Parking Lot

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Cooling:** None

**Pool Features:** Outdoor Pool

**Utilities:** Cable Available, Electricity Available, Sewer Available, Sewer Connected, Trash

**WaterSource:** Public

**Interior Features:** Other



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## Fees & Taxes

**Association Fee Frequency:**  
Monthly

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

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## Miscellaneous

**Listing Terms:** Cash, New Loan

**Special Listing Conditions:** None

**Pets Allowed:** Yes

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## Courtesy of

**List Office Name:** Fortius Realty

