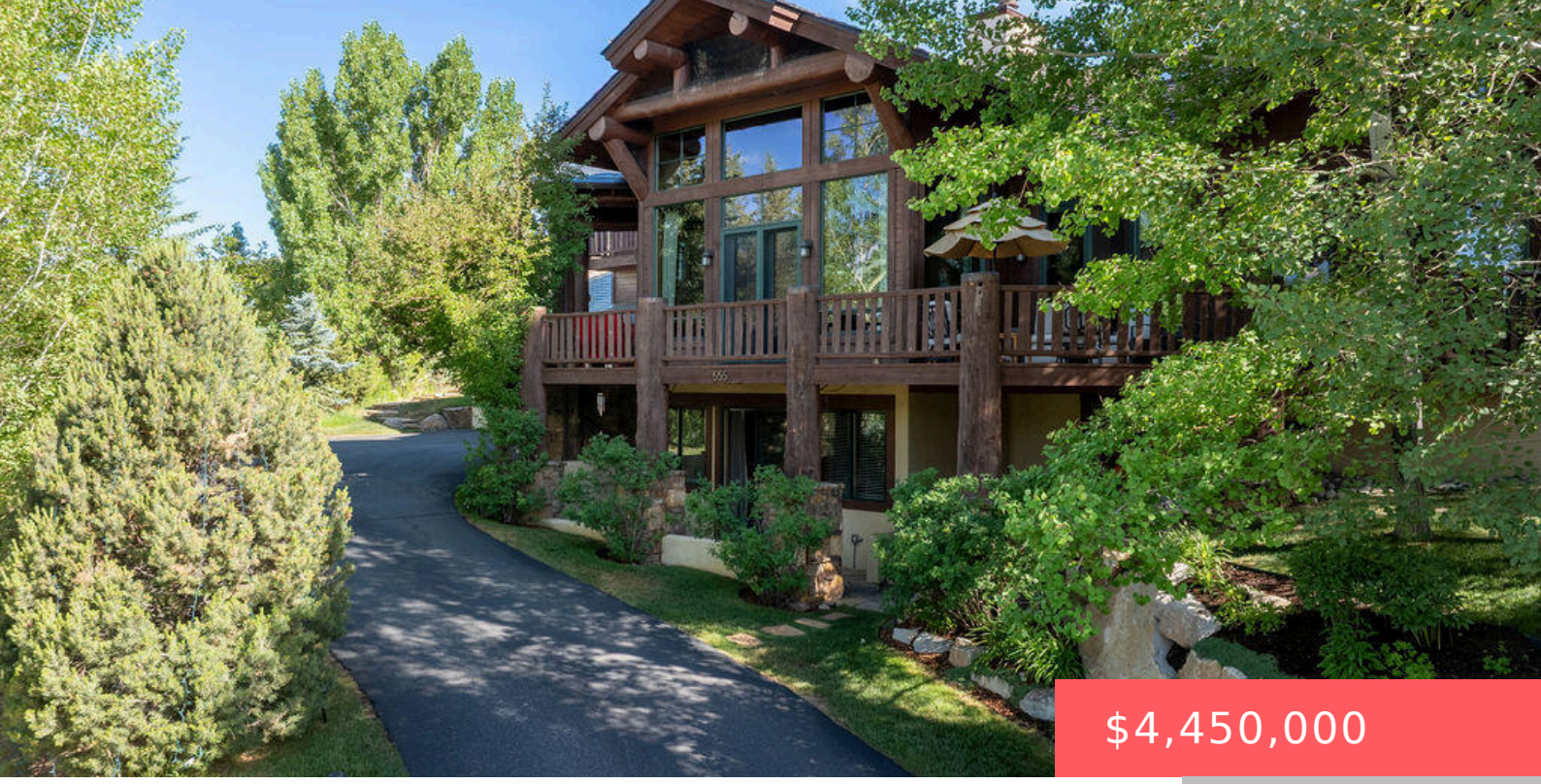


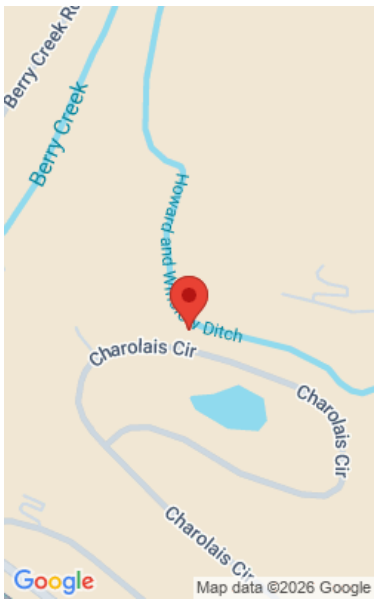
$4,450,000

CHAROLAIS 555 CIRCLE, EDWARDS, CO, 81632

https://resortdevelopmentmarketing.com

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

Private mountain retreat with sweeping views of the mountains, a ski area, & park with a pond. Next to the Mesquite Trail with the BLM mountains to the North. An exceptionally quiet and private property with professionally landscaped gardens & mature trees. Patio area to add hot tub. The main level has an open sunlit floor plan with cathedral ceilings in every room. On this level: Entry, living room, expanded kitchen & bar area, dining area, study, master ensuite bedroom, expansive laundry room with storage cupboards, & mudroom. Each area opens to a deck or the garden patio providing an exit from every room in the house. Radiant floor heating. Wood, stone & carpet floors. Sun blocking shades in all areas. AC in all bedrooms and hearth area with additional ceiling fans. Chef designed kitchen: granite wraparound countertops with 4 cooking areas, double sink with professional disposal, instant hot & cold water, 2 dishwashers, expanded bar area with sink and disposal. A Wolf 5 burner cooktop & pot filler & a 2 burner Gaggenau cooking station facing the counter seating area. Convection oven, Advantium oven & microwave (speed cook technology), & warming drawer. Exceptional number of cabinets, drawers, wine & liqueur cabinets, storage. A walk-in pantry. The dining area seats 12+ and has extra lighting for art. The living room & hearth area have stone, gas fireplaces. The living room with expansive views to the South exits to the front deck. The Study has built in shelving & drawers & could easily be converted into a nursery or guest room. Master bedroom: a fireplace, large windows East & South, glass slider exits to front deck. Walk-in closet and large bathroom: double sinks, 2-person tub & steam shower. Upper level: 3 bedrooms – 1 ensuite. Deck & stairs to garden. Lower level: family room, exercise area, 5th bedroom & bathroom, small patio. This can be made into a lock off. Heated oversized 3 car garage with h/c running water, work bench. Expansive walk-in crawl space.



Laura Lynn

Basics

Category: Residential
Type: Single Family Residence
Status: Active
Bedrooms: 5 beds
Bathrooms: 3 baths
Half baths: 1 half bath
Floors: 2 floors
Lot size: 0.41 sq ft
Year built: 2002, 2002
Subdivision Name: Berry Creek Ranch (Final Plat)
Agent Full Name: Laura K Lynn
Bathrooms Full: 3
Lot Size Acres: 0.41 acres
Zoning: RES
County: Eagle

Building Details

Building Area Total: 6189 sq ft
Construction Materials: Frame, Stucco, Wood Siding
Heating: Natural Gas, Radiant, Radiant Floor
Stories: 2
Roof: Metal, Shake
Foundation Details: Concrete Perimeter, Poured in Place
Levels: Three Or More
Floor covering: Carpet, Stone, Tile, Wood
Basement: Finished
Parking: 6

Amenities & Features

Laundry Features: Electric Dryer Hookup, Washer Hookup

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

Fencing: Partial

Waterfront Features: See Remarks

Garage Spaces: 3

Appliances: Built-In Gas Oven, Cooktop, Dishwasher, Disposal, Microwave, Refrigerator, Warming Drawer, Washer/Dryer, Water Purifier

Lot Features: Landscaped

Patio And Porch Features: Deck, Patio

Amenities: Clubhouse

Flooring: Carpet, Stone, Wood

Association Amenities: Clubhouse

Parking Features: Attached Garage, Heated Garage, Storage, Surface

Fireplace Features: Gas

WaterSource: Public

Interior Features: Fireplace - Gas, Jetted Bath, Multi-Level, Patio, Primary Downstairs, Vaulted Ceiling(s), WaterSense Fixture(s), Wired for Cable, Balcony, Steam Shower

Window Features: Storm Window(s)

Cooling: Ceiling Fan(s), Wall Unit(s)

Fees & Taxes

Association Fee Frequency: Annually

Association Fee Includes: Common Area Maintenance

Miscellaneous

Road Surface Type: All Year, Paved

Listing Terms: Cash, New Loan

Pets Allowed: Yes

Attribution Contact: 970-904-7835

Special Listing Conditions: None

Courtesy of

List Office Name: Keller Williams Mtn Properties- Edwards