



**\$2,700,000**

## SINGLETREE 751 ROAD, EDWARDS, CO, 81632

<https://resortdevelopmentmarketing.com>

Private Townhome with Expansive Mountain Views and Prime Location Welcome to 751 Singletree Road #28, a quiet end-unit townhome situated at the top of Las Vistas—offering privacy, exceptional views, and easy access to everything the Vail Valley has to offer. From its elevated position, enjoy panoramic vistas of New York Mountain and the slopes of Arrowhead. With two large decks and a private back patio, the home is designed to take full advantage of its scenic setting. Inside, you'll find a well-maintained residence that combines mountain character with modern comfort. Thoughtful updates, timeless finishes, and abundant natural light create a welcoming and functional living environment. Upstairs, the primary suite is a true retreat, featuring a spa-like bathroom and a custom-designed walk-in closet. Two additional guest suites—each with its own bathroom—offer comfort and privacy for family or visitors. The fourth bedroom is currently used as a home office and gym, providing flexible space for a mountain lifestyle. On the entry level, the oversized two-car garage is fully outfitted with epoxy floors and room for all your mountain gear—from bikes and skis to golf clubs and more. Just across the street, the Sonnenalp Club offers golf, tennis, pickleball, a resort-style pool, state-of-the-art fitness center, and dining—all available through separate club memberships. Located minutes from Vail and Beaver Creek and close to Riverwalk's shops, restaurants, and entertainment, this home offers both convenience and a quiet sense of retreat. Singletree ownership also includes access to parks and a community center. This is a rare opportunity to own in one of the valley's most sought-after communities—adjacent to the Sonnenalp driving range and offering direct access to miles of trails across nearly 38,000 acres of designated open space, right out the back door.

- 4 beds
- 1 bath
- Duplex, Townhouse
- Residential
- Active



**Paul Gotthelf**



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## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 1 bath

**Total rooms:** 4

**Lot size:** 0.21 sq ft

**Subdivision Name:** Ridge at Las Vistas

**Bathrooms Full:** 1

**Rooms Total:** 4

**County:** Eagle

**Type:** Duplex, Townhouse

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Floors:** 2 floors

**Year built:** 2005, 2005

**Agent Full Name:** Paul Gotthelf

**Lot Size Acres:** 0.21 acres

**Zoning:** Residential

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## Building Details

**Building Area Total:** 2450 sq ft

**Construction Materials:** Frame, Stucco

**Stories:** 2

**Foundation Details:** Concrete Perimeter

**Floor covering:** Carpet, Wood

**Number Of Units Total:** 2

**Heating:** Natural Gas, Radiant

**Roof:** Synthetic

**Levels:** Two

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## Amenities & Features



**Laundry Features:** Gas 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

**Fireplace Features:** Gas

**WaterSource:** District Water, Public

**Interior Features:** Fireplace - Gas, Multi-Level, Patio, Vaulted Ceiling(s), Wired for Cable, Balcony

**Patio And Porch Features:** Deck, Patio

**Flooring:** Carpet, Wood

**Parking Features:** Attached Garage, Heated Garage

**Garage Spaces:** 2

**Appliances:** Built-In Gas Oven, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer

**Lot Features:** Golf Course

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

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## Fees & Taxes

**Association Fee Frequency:** Quarterly

**Association Fee Includes:** Common Area Maintenance, Insurance, Management, Sewer, Snow Removal, Trash, Water

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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:** Slifer Smith & Frampton- 230 Bridge Street

