

COUNTRY LIVING CLOSE TO TOWN BURLINGTON, COLORADO



Location: 17785 COUNTY RD 45, BURLINGTON, CO

FEATURES

- 2747 Finished Sq Ft
- Full Finished Basement with 10 foot Walls
- Master Bedroom with Full Bath
- 4 Additional Bedrooms
- 3.5 Baths
- Beautiful Kitchen with Quartz Counter Tops and Stainless Steel Appliances.
- Ceramic Tile and Hardwood floors Through Out.
- Great Entertaining Home Indoors and Outdoors—Must See!
- 2 Decks
- 3 Car Garage
- Fenced Yard
- Underground Sprinkler System
- Beautiful Landscaping
- Mature Tree Wind Break with Drip System
- 6.8 Acres
- Metal 60'x72' Shop - Heated and 1 bath
- RV Hookup with drain
- Domestic Well

PRICE : \$650,000.00
Estimated Taxes: \$2397.00

Larry J. Hostetler, Managing Broker
719-346-8661 (Office) or
719-342-0665 (Cell Phone)

230 14th Street
Burlington, Colorado 80807
Fax 719-346-8473



**Colorado Land
Investments I, LLC**

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Specializing in Farm and Ranch Sales Throughout CO, KS, MT, NM, OK and WY

NOTICE TO PROSPECTIVE PURCHASERS: The owner has either given the information contained herein to us or obtained from sources we deem reliable. We have no reason to doubt its accuracy, however, we do not guarantee it. Colorado Land Investments I, LLC, and the seller assume no responsibility for the omissions, corrections, withdrawals, or prior sales. The prospective purchaser should verify all information contained herein. Colorado Land Investments I, LLC, and all other agents of the broker are or will be acting in the capacity of a Transaction Broker in the Sale of subject property.



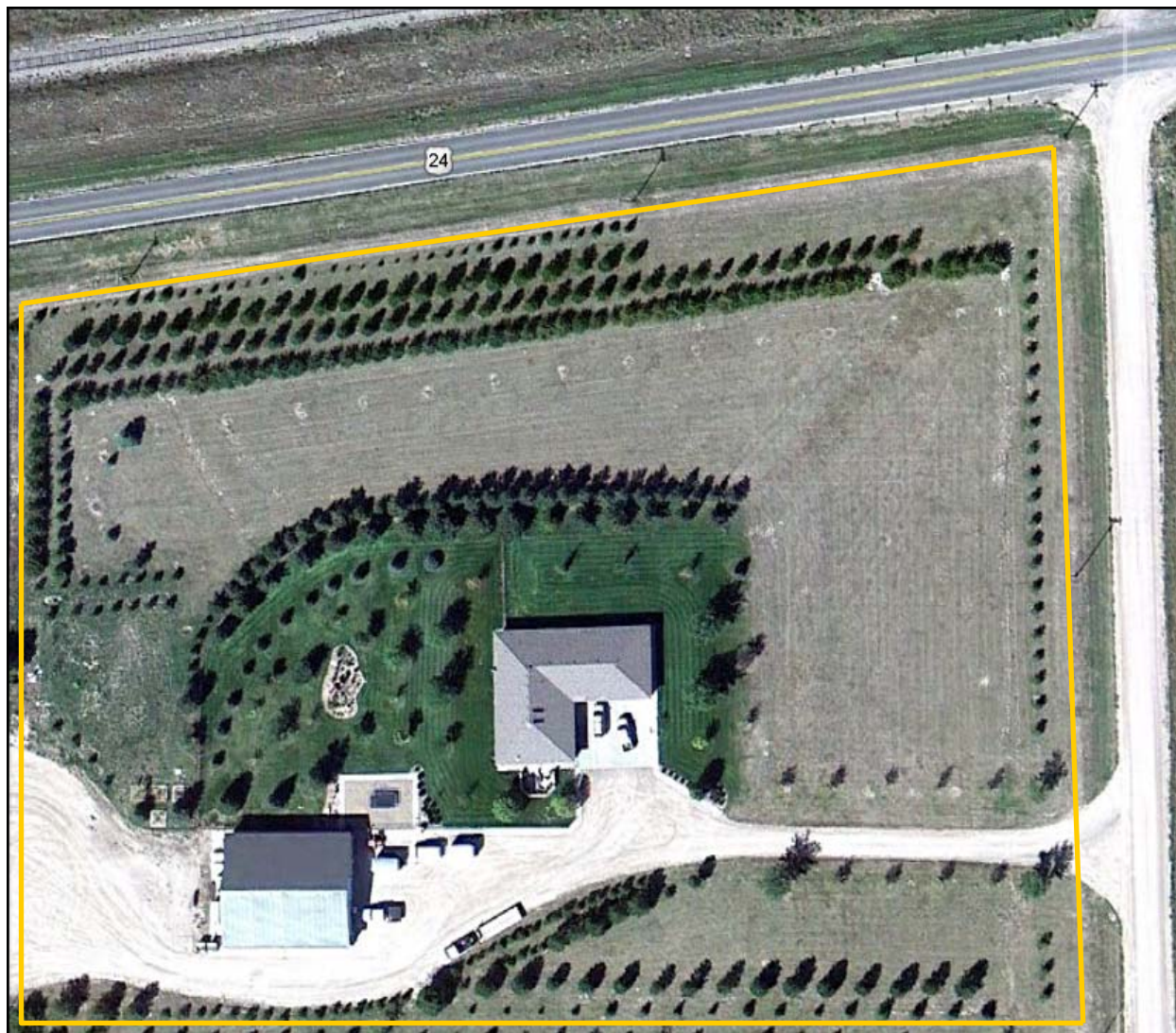
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Aerial View of Home Site



— *Property line*



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