

Private Exclusive Listing

56277 E CR 26, Strasburg, CO 80136

---- **\$767,000** - Active

Listing



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Listing ID: **7278070** MLS Status: **Active**
 County: **Arapahoe** List Price: **\$767,000**
 Property Type: **Residential** Original List Price: **\$767,000**
 Property Subtype: **Single Family Residence**
 Structure Type: **House** Basement: **Yes**
 Levels: **One** Year Built: **2023**
 Subdivision Name: **Skylark Subdivision, Filing No. 1**
 Listing Contract Date: **12/16/2023** Spec. Listing Cond: **None Known**
 Days in MLS: **1**
 Association: **N** Multiple: **Cov/Rest: Y** Assoc Fee Tot Annl: **\$0.00**
 Tax Annual Amt: **\$2,000** Tax Year: **2023**
 Special Taxing/Metro District Y/N: **No**
 Tax Legal Desc: **Skylark Subdivision Filing No. 1 Block 1, Lot 1.**

Recent: **12/16/2023 : NEW**

Interior Area & SqFt

| | | | | | |
|-----------------------------------|---|------------------------------|-------------------|--------------------------------|----------------|
| Building Area Total (SqFt Total): | 3,960 | Living Area (SqFt Finished): | 1,980 | Area Source: | Builder |
| Above Grade Finished Area: | 1,980 | | | | |
| Below Grade Total Area: | 1,980 | Below Grade Finished Area: | 0 | Below Grade Unfinished Area: | 1,980 |
| PSF Total: | \$194 | PSF Above Grade: | \$387 | PSF Finished: | \$387 |
| Basement: | Bath/Stubbed, Full, Unfinished | | Bsmnt Ceiling Ht: | | |
| Foundation: | Concrete Perimeter | | Fireplace: | 0 | |
| Heating: | Forced Air | | HVAC Description: | | |
| Cooling: | Air Conditioning-Room | | Flooring: | Carpet, Linoleum, Vinyl | |
| Security Features: | Smoke Detector(s) | | Spa Features: | | |
| Window Features: | Triple Pane Windows | | | | |
| Appliances: | Dishwasher, Oven, Range Hood, Refrigerator | | | | |
| Exclusions: | None. | | | | |

Bed & Bath Summary

| | | | | | |
|--------------------------|----------|---------------------------|----------|------------------|----------|
| Bedrooms Total: | 0 | Bathrooms Total: | 0 | <u>Bathrooms</u> | |
| Upper Level Bedrooms: | 0 | Upper Level Bathrooms: | 0 | Full: | 0 |
| Main Level Bedrooms: | 0 | Main Level Bathrooms: | 0 | Three Quarter: | 0 |
| Lower Level Bedrooms: | 0 | Lower Level Bathrooms: | 0 | Half: | 0 |
| Basement Level Bedrooms: | 0 | Basement Level Bathrooms: | 0 | One Quarter: | 0 |

Detailed Room Info

Parking

Parking Total: **0** Garage Spaces: **0** Offstreet Spaces: **0**
Parking Type # of Spaces Parking Length Parking Width Parking Description
None **0**

Association Information

| | | | |
|------------------------|----------------------|--------------------------|------------------------------|
| | <u>Association 1</u> | <u>Association 2</u> | <u>Association 3</u> |
| Association Name: | | | |
| Association Type: | | | |
| Association Phone: | | | |
| Association Website: | | | |
| Assoc Fee/Frequency: | | | |
| Assoc Fee Annual: | \$0.00 | \$0.00 | \$0.00 |
| Assoc Fee Tot Annl: | \$0.00 | | |
| Restriction Covenants: | Other | Pets Allowed: Yes | Senior Community: No |
| Restriction Other: | | Special Assessment: | Rentals Allowed: None |

Site & Location Information

| | | | |
|--------------------|-----------------------------------|----------------------|-----------------------------------|
| Lot Size: | 19.00 Acres / 827,640 SqFt | Fencing: | None |
| Current Use: | Agricultural | Vegetation: | Crop(s) |
| Waterfront Feat: | | Road Responsibility: | Public Maintained Road |
| Road Surf/Front: | Gravel/Public Road | Ski Features: | |
| Horse: | Yes | Elementary School: | Strasburg / Strasburg 31-J |
| Bldg/Complex Name: | | Middle/Junior Sch: | Hemphill / Strasburg 31-J |
| | | High School: | Strasburg / Strasburg 31-J |

Parcel Number: **1983-00-0-00-378**
 Is Incorporated: **No**
 Walk Score:

High School: **Strasburg / Strasburg 51-J**
 School of Choice:
 Zoning: **A1**
[View Walk, Bike, & Transit Scores](#)

Building Information

Architectural Style: **Modular**
 Entry Level/Loc: **Garden**
 Direction Faces: **South**
 Construction Materials: **Vinyl Siding**
 Roof: **Composition**
 Property Condition: **New Construction**
 Patio/Porch Feat: **Front Porch**

Common Walls: **No Common Walls**
 View: **Mountain(s), Plains**
 Exterior Features: **Lighting, Private Yard, Rain Gutters**
 Builder Name: **Other** Builder Model:
 Pool Features:

Water & Utilities

Water Included: **Yes**
 Well Type: **Private**
 Utilities: **Electricity Connected, Internet Access (Wired), Propane**

Water Source: **Private**
 Well Usage: **Household w/Livestock**
 Sewer: **Septic Tank**
 Issued Well Permit #'s: **88447-F**
 Electric: **Single Phase**

Public Remarks

This newly built beautiful custom ranch style home located just 7-miles south of Strasburg and 35-minutes east of the Denver metro area is situated atop a 19-acre lot within the covenanted Skylark Subdivision which boasts stunning mountain views of the entire Colorado front range. The 1980-sq. ft. home highlights an open floor plan with a built-in living room media center, 3-beds, 2-baths, and sits on a full basement that is plumbed and ready to be finished for twice the living square footage or left as is with plenty of fully insulated storage space. The spacious kitchen features an expansive island with an abundance of counter space, soft close cabinets and drawers, full subway tile backsplash, stainless steel appliances and farmhouse apron sink. The master suite showcases a 4'x6' tiled dual head shower, freestanding bathtub, double vanity and linen cabinets along with wardrobe cabinets within the large walk-in closet. An attached insulated oversized 2-car garage conveniently adjoins to the home's roomy laundry/mudroom with utility sink. Triple pane windows, solid core doors throughout, and increased ceiling/wall insulation enhance the comfort and quality of this home.

Confidential Information

CO-OP Compensation: **2.8%**
 The MLS does not fix, suggest, control, or set commissions. The offer of commission is between Participants and is always negotiable.
 Contact listing broker for details.

Contract Earnest Check To: **Land Title Guarantee Company**
 Contract Min Earnest: **\$10,000**
 Title Company: **Land Title Guarantee Company**
 Investor Blackout End Date:

Dual Variable: **No**
 Listing Terms: **Cash**
 Docs Available: **Architectural Plans, Building Plans, Engineering, Legal Description, Location Map, Perc Test, Plat, Septic Report, Soil Report, Survey, Well Permit**

Submitted Prosp: **No**
 Possession: **Closing/DOD**
 Ownership: **Individual**
 Home Warranty: **Yes**

Expiration Date: **06/29/2024**

Showing Information

Showing Contact Phone: **303-748-7028**
 Showing Instructions: **Call to schedule appointment and for lock box code. New carpets, please remove dirty shoes if wet outside,=.**
 Occupant Type: **Vacant**

Show Email: 7487028@gmail.com
 No Showings Until:

List Agent

List Agent: **[Frank Linnebur](#)**
 List Agent ID: **277291**
 List Office: **[Colorado Land Realty](#)**

Phone: **303-748-7028**
 Mobile: **303-748-7028**
 Office: **303-748-7028**
 Email: **7487028@gmail.com**

List Office ID: **03030**



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