

Hidden Aspen Ranch

70.01 Acres

Custer County, CO

\$1,575,000



HAYDEN  OUTDOORS.

A vertical banner image featuring a central green overlay with white text. The background is a lush garden scene with several yellow columbine flowers in full bloom, some with long, thin petals. A single purple columbine flower is visible on the left side. The foliage is dense and green, with a wooden garden bed visible at the bottom right. The overall atmosphere is bright and natural.

Activities & Amenities:

ATV/Off Road
Cattle/Ranch
Cycling/Mountain Biking
Equestrian/Horse Property
Hiking/Climbing
House/Cabin
State Hunting Unit: 86

Land Details:

Address: 181 S HENNEQUIN CREEK
DRIVE, Westcliffe, Colorado 81252, USA
Closest Town: Westcliffe
Total Acres: 70.01
Estimated Taxes: \$3,007 - 2023
Source of lot size: Unknown

Building Details

Style of Home(s): Ranch 1/2
Bedrooms: 3
Full Bathrooms: 2
Half Bathrooms: 1
Basement: None
Parking Types:
Attached Garage
Outbuildings: 1
Fence Type: Partial
Heating Systems:
Boiler-HWBB
Radiant
Foundations:
Crawlspace



Escape to your own private paradise in this stunning 3491 SF country home nestled among 70 acres of breathtaking natural beauty. Enjoy the tranquility of the aspen, apple trees, fir, and evergreens, with the majestic Sangre de Cristo mountains as a dramatic backdrop.

Land

- Experience the diversity of vistas with views of:
- The Sangre de Cristo Mountains
- The Wet Mountain Valley
- Pikes Peak
- The charming town of Westcliffe

The property includes approximately 7 acres of secure fenced heaven for your dogs which includes a beautiful Aspen grove that has been beautifully manicured for the sole enjoyment of your dogs and you. Here, you can lose yourself in the quiet Aspen forest where a gentle breeze whispering softly through the Aspens will soothe your soul... An additional 15-20 acres of fenced land suitable for livestock or horses, with the remaining acreage available for grazing and wildlife-watching. There is an excellent building location on the acreage to the east of the home as well.





Improvements

The Home

This outstanding architecturally-designed property boasts:

- 3 spacious bedrooms and 3.5 bathrooms
- Home office
- A grand great room with 20' vaulted ceilings and a massive Colorado moss rock wood-burning fireplace with insert, perfect for cozy gatherings
- Two gorgeous natural stone patios on the west and east sides of the home offer secluded garden views of your own private park full of flowers and Aspens
- Over-sized windows and French doors framing stunning park-like views from every room
- 23 New Champion windows and blinds throughout, including some remote-controlled options
- Sirius Radio wiring throughout the home
- A new gutter system,
- New Boiler for in-floor heat with four heat zones
- New insulation in the crawl space
- Upgraded kitchen features include a new dishwasher, Wolf gas cook-top, Cherry cabinets, Granite countertops, and backsplash
- All faucets have been recently updated throughout the home
- Whole house Generac Generator
- Alarm system installed
- Remote control electric gate (Solar)
- Attic above garage with great storage space

Additional Features

- A detached 20' x 30' all-purpose building, heated, insulated, and ideal for hobbies or storage
- Alarm system installed for added security





Recreation

There are plenty of outdoor recreational activities available in and around Custer County! Lake DeWeese Reservoir, located just 30 minutes from the property, offers fishing opportunities year-round. Visitors can enjoy fishing for trout, small-mouth bass, and tiger muskie during the summer months, and ice fishing during the winter months.

The Sangre de Cristo Mountain Ranch is a great destination for hiking and fishing enthusiasts. With 52 high-country lakes, visitors can spend days exploring the wilderness and fishing for a variety of fish species. This is a great opportunity for nature lovers to observe wildlife and take in breathtaking mountain views.

For those who prefer to explore the outdoors on foot, the Rainbow Trail offers 126 miles of wilderness adventure. Visitors can hike through the beautiful mountains and possibly even see some of the local wildlife. The trail is also open to horseback riders and smaller ATVs, making it accessible for a variety of outdoor enthusiasts.

Overall, there are plenty of opportunities for outdoor recreation in and around Custer County, making this property an attractive location for those who enjoy spending time in nature.





Region & Climate

Westcliffe/Silver Cliff, Colorado gets 14 inches of rain, on average, per year. The US average is 38 inches of rain per year.

Westcliffe/Silver Cliff averages 86 inches of snow per year. The US average is 28 inches of snow per year.

On average, there are 260 sunny days per year in Westcliffe/Silver Cliff. The US average is 205 sunny days.

Westcliffe/Silver Cliff gets some kind of precipitation, on average, 83 days per year. Precipitation is rain, snow, sleet, or hail that falls to the ground. In order for precipitation to be counted, you have to get at least .01 inches on the ground to measure.

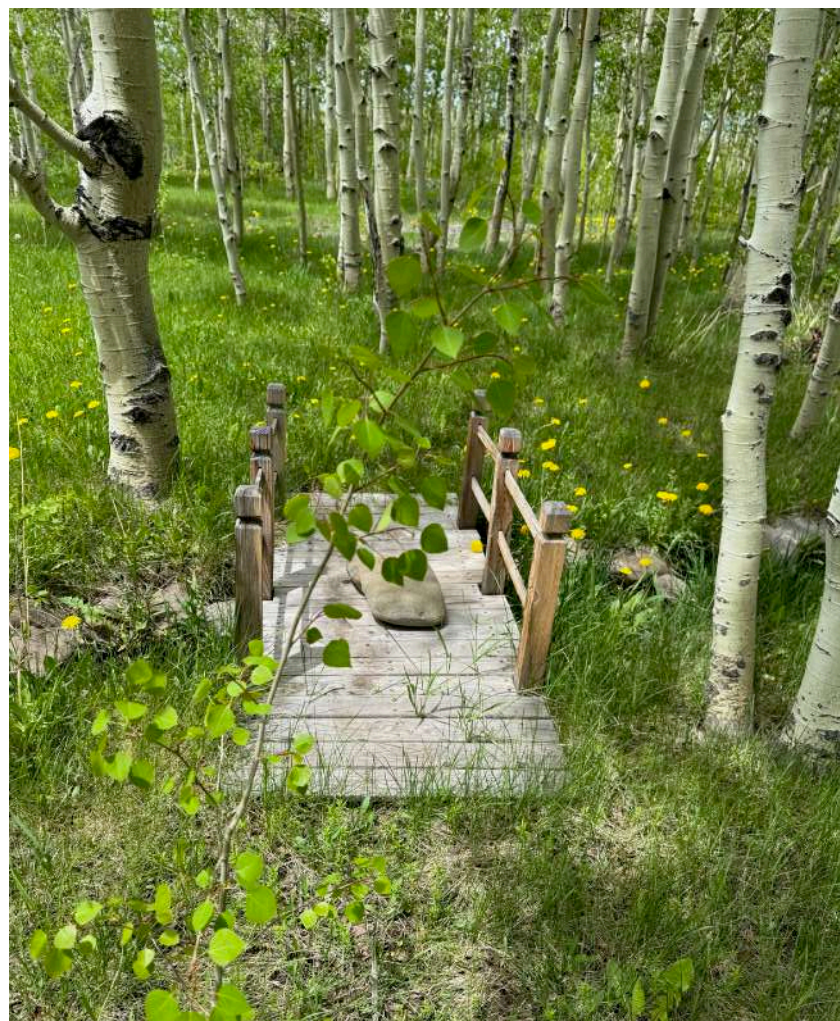
Weather Highlights

Summer High: the July high is around 81 degrees

Winter Low: the January low is 8

Rain: averages 14 inches of rain a year

Snow: averages 70 inches of snow a year



*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.

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Buyer Process

BUYER QUALIFICATION: Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

PROPERTY SHOWINGS: With regards to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

REPRESENTATION OF OFFERS: Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

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"The service you get transcends anything I've ever heard of. They literally turn your vision into reality. I mean, who else does that for you. Nobody"

- RICK STEINER, SELLER/BUYER

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testimonials

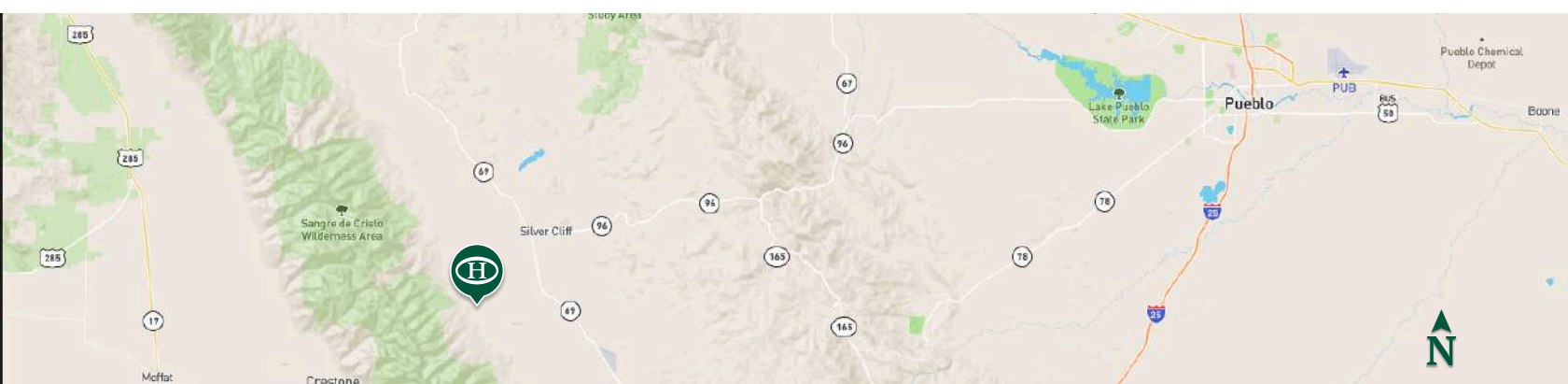







38.08089, -105.53147

BOUNDARY LINES
MAP BOUNDARIES ARE ONLY APPROXIMATE AND MUST BE VERIFIED FOR ACCURACY.

 Boundary



Twila Geroux

 Broker Associate, Licensed in CO
 Twila@HaydenOutdoors.com
 719.371.4344


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