

Customer w/Gallery



H221659A

32709 COLUMBIA RANCH ROAD, Buena Vista CO 81211

L \$649,000



Area:	2 - Buena Vista	Construction Type:	Site Built
Subdiv:	Not Listed	Tot Acres:	12
Yr Built:	2001	Year Rem/Adj:	
Taxes Ann:	1369	Tax Yr:	2009
Bdrms:	3	Baths:	2
1/2 Baths:	1	3/4 Baths:	0
Flood Plain:	No	Watershed:	No
Schedule #:	316326200142		

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Lot #:	1	Lot Dim:	0	Zoning:	RR
Upper SQ FT:	0	Main SQ FT:	2593	Basemnt SQ FT:	0
Lower SQ FT:	0	Total SQ FT:	2593	Land Area (SF):	130680

Covenants:	Yes	Sprinkler:		HOA Fee:	0
Windows:		RV Park:		Avg Util. Elec:	\$
Avt Util. Heat:	\$	IDX:	Yes	Gate Key:	No
Internet Addr.:	Yes	Brochure Box:	Yes	Sign:	Yes
Prop Assoc:	No	Fin Int:	No		
EA:	Yes	Lockbox:	Yes		

Level:	# BR	# FB	# 1/2B	# 3/4B	# FR	# LR	KIT	FDR	LD	FP	OF
U:											
M:	3	2	1	0	1	1	1	0	1	2	
B:											
L:											

Style:	1 Story , Ranch	Heating/Cooling:	Propane , Radiant
Interior Features:	Built-Ins , Counters-Granite , Data Wiring , Eat In Kitchen , Garden Tub , Kitchen Island , Kitchen/Dining Combo , Pantry , Smoke Detector (s) , Utility Sink , Walk-in Closet(s) , Washer/Dryer Connection , Window Treatment-All	Lot Description:	Aspens , Creek/Stream , Ditch , Meadow , Mtn. Views , Part Wooded , Pasture , Sloping , Treed , Valley View
Exterior Features:	Barn , Driveway-Gravel , Fence-Full , Fence-Pasture , Kennel , Landscaped , Lawn Sprinkler , Satellite Dish , Stable	Porch/Patio/Deck:	Back , Covered , Deck , Front
Appliances:	Built in Microwave , Dishwasher , Disposal , Dryer , Range-Electric , Refrigerator , Washer	Fireplace/Wood Stove:	Gas Fireplace
Exterior Finish:	Metal	Utilities:	Present-Electric , Present-Phone , Present-Propane , Sewer-Septic , Well-Domestic
Special Features:	Close to Town , Easy Accesible , Horse Property , Outbuildings , Perfect for Animals , Suitable for Grazing , Well Established , Year Round Access	Flooring:	Carpet , Ceramic
Other Rooms:	Master Bath , Master Bedroom , Mud Room , Office/Study , Utility	Basement/Foundation:	Concrete Wall , Crawl Space , Entrance-Outside
Garage:	2 Car Attached , 2 Car Detached , Workshop	Source of Measurment:	Public Records
Roof:	Composition Shingle	Terms:	Cash , New Loan , Owner Finance

Property Inclusions: Microwave, Dishwasher, Dryer, Electric Range, Refrigerator, Washer

Property Exclusions: Owner's personal property.

Perm. Bk Rem:

Legal: LOT 1 COLUMBIA RANCH RURAL CLUSTER + see file for complete legal.

Directions: From Buena Vista: North on Hwy 24. Left on CR384. Right on CR361. Approx 1 mile to Left on Columbia Ranch Rd. West to end of road.

Remarks: Immaculate Buena Vista home for sale. 2593 SF custom home with spacious floor plan, granite counters, 2 car attached & 2 car detached garage w/ tack room & stall. Seasonal creek, cottonwood & aspen trees, magnificent mountain views & open space in every direction. Domestic well, fenced.



Prepared by: Jon Adams

Email : adams@firstcolorado.com

First Colorado Land Office Inc

Off. Ph# : (719) 539-6682

PO Box 749

Agt. Ph# : (719) 207-3666

Salida, CO 81201

Cell Ph# : (719) 207-3666



--- Information herein deemed reliable but not guaranteed

Photo Gallery MLS# [221659A](#)



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