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**FIRST COLORADO
LAND OFFICE**

Your Needs - First

**8144 W Highway 50
Salida, CO 81201**



\$395,000 MLS #232017
~PRICE REDUCED~

PROPERTY AT A GLANCE

0.80 Acres

1856 SQ FT

3 Beds/2 Baths

Heating: Forced Air, Fireplace

Domestic Well & City Sewer

Carpet, Hardwood & Tile Flooring

Exterior: Brick & Composite

Shingle Roofing

3+ Car Detached Garage

RV Parking

2014 Taxes: \$1095

This lovely home is move in ready for a busy family or for a quiet place to retire. It features a huge heated garage for all your toys with a workshop to perfect your hobbies. This property enjoys 100 feet of Little River, has Water Rights and a domestic well. Sprinkler system for the lawn and a hot tub to enjoy on the back porch. The home was remodeled in 2004 with hardwood floors, new kitchen cabinets, carpet, and a beautiful moss rock fireplace with wood stove. Plentiful storage with huge closets. This property is full of charm and it's just waiting for you to call it Home!

DIRECTIONS: On Hwy 50, West of the stoplight at Walmart about 1/2 mile. It's the second house past Twisted Cork on the left.



All data, measurements, square footage, etc. deemed reliable.
No warranties or representations expressed or implied.

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