



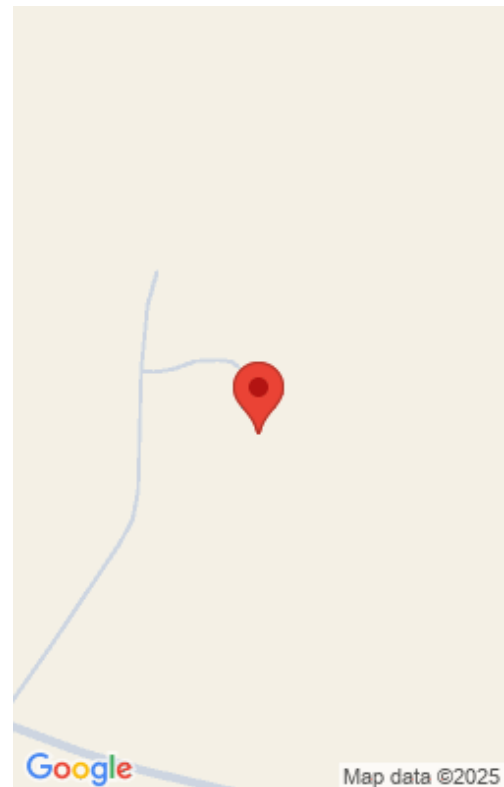
**\$774,900**

**188 JUNE GRASS CT, FAIRPLAY, CO 80440, USA**

<https://www.breckmtn.com>

Nestled among a serene grove of aspen trees, this mountain getaway offers the perfect combination of privacy, comfort, and breathtaking scenery. Set on a 2.5 Acre lot towards the end of a cul-de-sac, this property provides the ultimate escape with panoramic views — including an unforgettable view of Pikes Peak from your own backyard. Step...

- 3 beds
- 3 baths
- SingleFamilyResidence
- Residential
- Active
- 2425, 2425 sq ft



---

## Basics

**Type:** SingleFamilyResidence

**Category:** Residential

**Lot size, sq ft:** 108900, 2.5 sq ft

**Bathrooms:** 3 baths

**Floors:** One, 2 floors

**MLS ID:** S1058153

**Lot Size Acres:** 2.5 acres

**Days On Market:** 75

**Status:** Active

**Area, sq ft:** 2425, 2425 sq ft

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**OriginatingSystemName:** SUMMIT

**Year built:** 2004

**Date Added:** 2025-05-23

---

## Building Details

**Water Source:** Private,Well

**Sewer:** SepticTank

**Garage Spaces:** 2

**Levels:** One

**Subdivision Name:** FOXTAIL PINES

**Architectural Style:** Dryer, ElectricRange, GasWaterHeater, MicrowaveHoodFan, Microwave, Washer, WasherDryer

**Parcel Number:** 38205

**Waterfront:** No

**Land Lease:** No

**Lot Size Area:** 2.5 sq ft

**Open Parking:** No

**Lot Features:** ManyTrees,SeeRemarks

**Foundation Details:** Poured

**Property Condition:** Resale

**View:** Mountains

**Floor covering:** Carpet, Tile, Wood

**Roof:** Asphalt

**Living Area:** 2425 sq ft

**Heating:** Yes

**ViewYN:** Yes

**Bathrooms Full:** 2

---

## Amenities & Features



**Parking Features:** Garage, Garage

**Fireplace Features:** Gas

**Heating:** Baseboard,HotWater,NaturalGas

**Interior Features:** Fireplace, VaultedCeilings

**Spa:** No

**Pets Allowed:** Yes

**Lot Features:** ManyTrees, SeeRemarks

**Utilities:** ElectricityAvailable, NaturalGasAvailable, Propane, TrashCollection, SepticAvailable

**Furnished:** Partially

**Features:** Fireplace, VaultedCeilings

**Fireplace:** Yes

**CoolingYN:** No

**PoolPrivateYN:** No

---

## Expenses, Fees & Taxes

**Association Fee:** \$75

**Tax Annual Amount:** \$3,245.36

**Tax Year:** 2024

---

## Miscellaneous

**Association Fee Frequency:** Annually

**Community Features:** TrailsPaths,Fishing

**Direction Faces:** Southeast

**Exclusions:** No

**Attribution Contact:** (970) 453-0466

---

## Listing Information Courtesy of:

**Agent Name:** Spencer Thomas

**List Office Name:** Paffrath & Thomas R.E.S.C

