



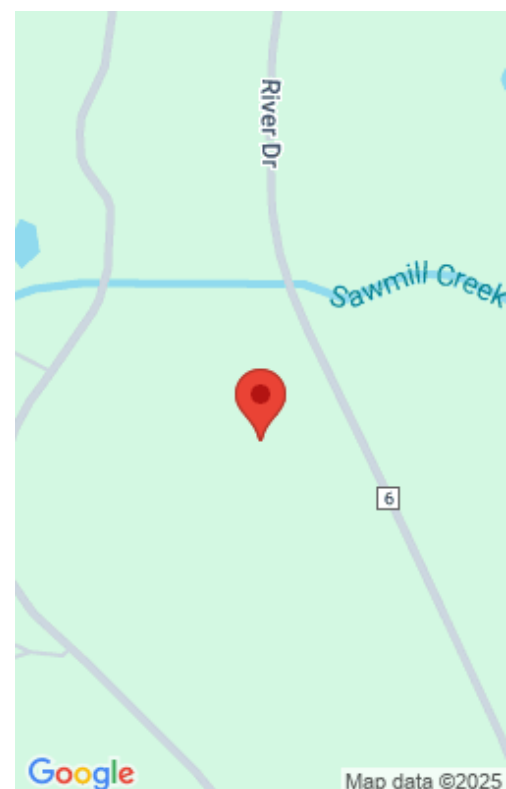
\$850,000

261 CO RD 6, FAIRPLAY, CO 80440, USA

<https://www.breckmtn.com>

Discover your own slice of Colorado paradise in this beautiful farmhouse-style home, nestled on 5 private acres and only a 20-minute drive to the world-class slopes and amenities of Breckenridge. Enjoy breathtaking mountain views from every angle and the serenity that comes with wide-open spaces. The property is deeded for up to 4 horses, making...

- 5 beds
- 3 baths
- SingleFamilyResidence
- Residential
- Active
- 2563, 2563 sq ft



Basics

Type: SingleFamilyResidence	Status: Active
Category: Residential	Area, sq ft: 2563, 2563 sq ft
Lot size, sq ft: 217800, 5 sq ft	Bedrooms: 5 beds
Bathrooms: 3 baths	Half baths: 0 half baths
Floors: Two floors	OriginatingSystemName: SUMMIT
MLS ID: S1058296	Year built: 2001
Lot Size Acres: 5 acres	Date Added: 2025-06-05
Days On Market: 108	

Building Details

Water Source: Well	Basement: CrawlSpace
Lot Features: SeeRemarks	Sewer: SepticTank
Foundation Details: Poured	Garage Spaces: 2
Property Condition: Resale	Levels: Two
View: Mountains	Subdivision Name: ALMA PARK ESTATES
Other Structures: Sheds	Virtual Tour URL Branded: https://track.pstmrk.it/3s/properties.summitmultimedia.comsites261-co-rd-6-alma-co-80420-16691962branded/cUpU/b
Floor covering: Carpet, Stone, Tile, Vinyl, Wood	Basement: CrawlSpace
Architectural Style: Cooktop, Dishwasher, GasCooktop, Disposal, GasWaterHeater, MicrowaveHoodFan, Microwave, Refrigerator, RangeHood, WaterSoftener, SomeElectricAppliances, Dryer, Washer	Roof: Asphalt
Parcel Number: 13809	Living Area: 2563 sq ft
Waterfront: No	Heating: Yes
Land Lease: No	ViewYN: Yes
Lot Size Area: 5 sq ft	Bathrooms Full: 2
Open Parking: No	

Amenities & Features



Parking Features: Garage,
Garage

Spa Features: HotTub

Furnished: Unfurnished

Features: CeilingFans,
GraniteCounters,
HighSpeedInternet, JackAndJillBath,
SeeRemarks

Fireplace: No

CoolingYN: No

PoolPrivateYN: No

Patio & Porch Features: Deck

Utilities: CableAvailable, ElectricityAvailable,
NaturalGasAvailable, TrashCollection, SepticAvailable

Heating: Baseboard,NaturalGas,PelletStove

Interior Features: CeilingFans, GraniteCounters,
HighSpeedInternet, JackAndJillBath, SeeRemarks

Spa: Yes

Pets Allowed: Yes

Lot Features: SeeRemarks

Expenses, Fees & Taxes

Tax Annual Amount: \$2,911.47

Tax Year: 2025

Miscellaneous

Community Features: TrailsPaths

Exclusions: No

Listing Information Courtesy of:

Agent Name: Zachary Ross

List Office Name: Breckliving.com

