



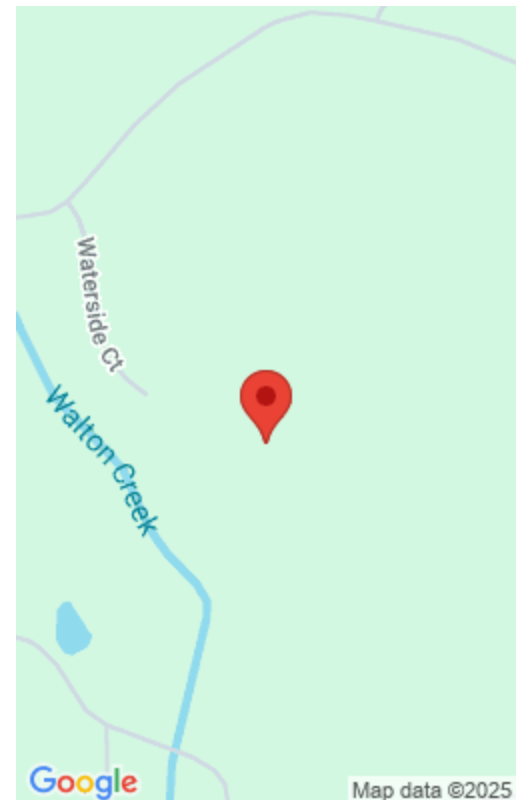
## 34395 WATERSIDE CT, STEAMBOAT SPRINGS, CO 80487, USA

<https://www.breckmtn.com>

Lot 43 at Alpine Mountain Ranch & Club offers the most connected sense of seclusion available in this remarkable shared ranch community. Nestled at the end of a quiet cul-de-sac—shared with only one other property—this homesite provides a rare blend of privacy and convenience: steps away from ranch amenities and just 8 minutes to downtown...

**\$2,750,000**

- 0 baths
- Improved Land, Residential
- Land
- Active



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## Basics

<b>Type:</b> ImprovedLand, Residential	<b>Status:</b> Active
<b>Category:</b> Land	<b>Lot size, sq ft:</b> 217800, 5 sq ft
<b>Bathrooms:</b> 0 baths	<b>OriginatingSystemName:</b> SUMMIT
<b>MLS ID:</b> S1062449	<b>Lot Size Acres:</b> 5 acres
<b>Date Added:</b> 2025-09-08	

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## Building Details

<b>Water Source:</b> Private	<b>Lot Features:</b> BordersNationalForest,CulDeSac,StreamCreek,Secluded
<b>Sewer:</b> SepticNeeded	<b>View:</b> Mountains,River,CreekStream,Water
<b>Subdivision Name:</b> ALPINE MOUNTAIN RANCH LPSE	<b>Parcel Number:</b> R8171385
<b>Waterfront:</b> No	<b>Heating:</b> No
<b>Land Lease:</b> No	<b>ViewYN:</b> Yes
<b>Lot Size Area:</b> 5 sq ft	<b>Open Parking:</b> No

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## Amenities & Features

<b>Utilities:</b> ElectricityAvailable, Propane, PhoneAvailable	<b>Fireplace:</b> No
<b>Spa:</b> No	<b>CoolingYN:</b> No
<b>Pets Allowed:</b> No	<b>PoolPrivateYN:</b> No
<b>Lot Features:</b> BordersNationalForest, CulDeSac, StreamCreek, Secluded	

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## Nearby Schools

<b>Middle Or Junior School:</b> Steamboat Springs	<b>Elementary School:</b> Soda Creek
<b>High School:</b> Steamboat Springs	



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**Association Fee: \$12,500**

**Tax Annual Amount: \$32,891**

**Tax Year:** 2024

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**Association Fee Frequency:** Annually **Community Features:** Clubhouse, Equestrian Facilities, Trails Paths

**Current Use:** Residential,SingleFamily **Exclusions:** No

**Attribution Contact:** (970) 846-0817

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**Agent Name:** Suzanne Schlicht **List Office Name:** Steamboat Sotheby's International Realty

