



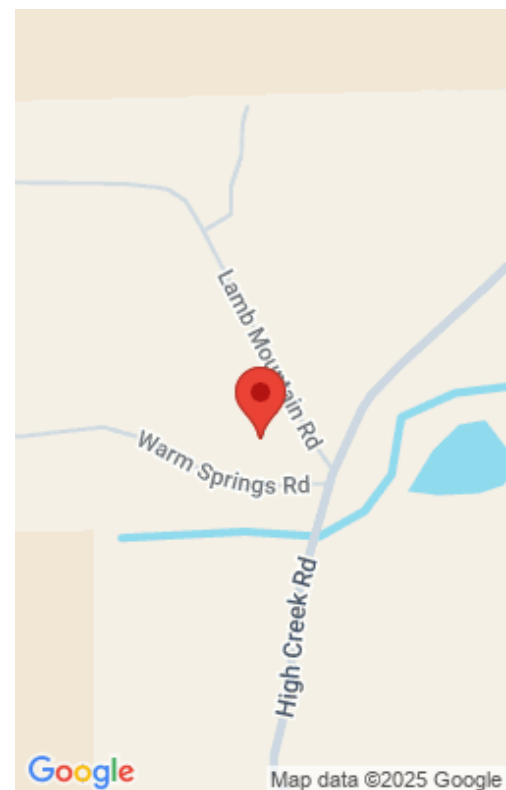
**\$520,000**

## **37 WARM SPRINGS RD, FAIRPLAY, CO 80440, USA**

<https://www.breckmtn.com>

\$20,000 Buyer credit, or Point Buy down, oh and the loan is Assumable at 4.4%! Welcome home to Warm Springs Ranch, this private, gated community is home to private, stocked fishing ponds, a large center swath of dedicated Nature preserve and miles of exclusive access to the National Forest. Founded in the mining days, remnants...

- 3 beds
- 2 baths
- SingleFamilyResidence
- Residential
- Active
- 1938, 1938 sq ft



---

# Basics

<b>Type:</b> SingleFamilyResidence	<b>Status:</b> Active
<b>Category:</b> Residential	<b>Area, sq ft:</b> 1938, 1938 sq ft
<b>Lot size, sq ft:</b> 43560, 1 sq ft	<b>Bedrooms:</b> 3 beds
<b>Bathrooms:</b> 2 baths	<b>Half baths:</b> 0 half baths
<b>Total rooms:</b> 9	<b>Floors:</b> One, 1 floors
<b>OriginatingSystemName:</b> SUMMIT	<b>MLS ID:</b> S1057549
<b>Year built:</b> 1983	<b>Lot Size Acres:</b> 1 acres
<b>Date Added:</b> 2025-04-29	<b>Days On Market:</b> 40

---

# Building Details

<b>Water Source:</b> CommunityCoop,Private,Well	<b>Basement:</b> CrawlSpace
<b>Architectural Style:</b> Ranch	<b>Lot Features:</b> CornerLot,Level,NearSkiArea,NearPublicTransit,ManyTrees
<b>Sewer:</b> SepticTank	<b>Foundation Details:</b> Poured
<b>Garage Spaces:</b> 2	<b>Property Condition:</b> Resale
<b>Levels:</b> One	<b>View:</b> Meadow,Mountains,Pond,SouthernExposure,Valley,TreesWoods,Lake
<b>Subdivision Name:</b> WARM SPRINGS	<b>Floor covering:</b> Carpet, Tile
<b>Basement:</b> CrawlSpace	<b>Architectural Style:</b> Dishwasher, ElectricRange, Disposal, Microwave, Refrigerator, Dryer, Washer
<b>Roof:</b> Metal	<b>Parcel Number:</b> 39343
<b>Living Area:</b> 1938 sq ft	<b>Waterfront:</b> No
<b>Heating:</b> Yes	<b>Land Lease:</b> No
<b>ViewYN:</b> Yes	<b>Lot Size Area:</b> 1 sq ft
<b>Bathrooms Full:</b> 1	<b>Open Parking:</b> No

---

# Amenities & Features



<b>Parking Features:</b> CircularDriveway,Concrete,Garage,HeatedGarage,InsulatedGarage,Lighted,RvGarage,ThreeOrMoreSpaces,SeeRemarks,CircularDriveway,Concrete,Garage,HeatedGarage,InsulatedGarage,Lighted,RvGarage,ThreeOrMoreSpaces,SeeRemarks	<b>Patio &amp; Porch Features:</b> Deck
<b>Association Amenities:</b> TennisCourts	<b>Utilities:</b> ElectricityAvailable, NaturalGasAvailable, Propane, PhoneAvailable, TrashCollection, SepticAvailable
<b>Fireplace Features:</b> Gas,WoodBurning	<b>Fireplaces Total:</b> 2
<b>Furnished:</b> Partially	<b>Amenities:</b> TennisCourts
<b>Heating:</b> Baseboard,Electric	<b>Features:</b> CeilingFans, EatInKitchen, EntranceFoyer, Fireplace, KitchenIsland, OpenFloorplan, SmokeFree
<b>Interior Features:</b> CeilingFans, EntranceFoyer, EatInKitchen, Fireplace, KitchenIsland, OpenFloorplan, SmokeFree	<b>Fireplace:</b> Yes
<b>Spa:</b> No	<b>CoolingYN:</b> No
<b>Pets Allowed:</b> Yes	<b>PoolPrivateYN:</b> No
<b>Lot Features:</b> CornerLot, Level, NearSkiArea, NearPublicTransit, ManyTrees	

**Nearby Schools**

<b>Middle Or Junior School:</b> South Park	<b>Elementary School:</b> Edith Teter
<b>High School:</b> South Park	

**Expenses, Fees & Taxes**

<b>Association Fee:</b> \$1,680	<b>Tax Annual Amount:</b> \$2,230.84
<b>Tax Year:</b> 2024	

**Miscellaneous**

<b>Association Fee Frequency:</b> Annually	<b>Community Features:</b> SeeRemarks,TrailsPaths,Clubhouse,Fishing,Gated
<b>Direction Faces:</b> Southeast	<b>Exclusions:</b> Yes,Personal Property
<b>Attribution Contact:</b> (970) 485-3837	



\_\_\_\_\_

**Listing Information Courtesy of:**

**Agent Name:** Jeni Friedrich **List Office Name:** Christie`s International Real Estate CO LLC

