



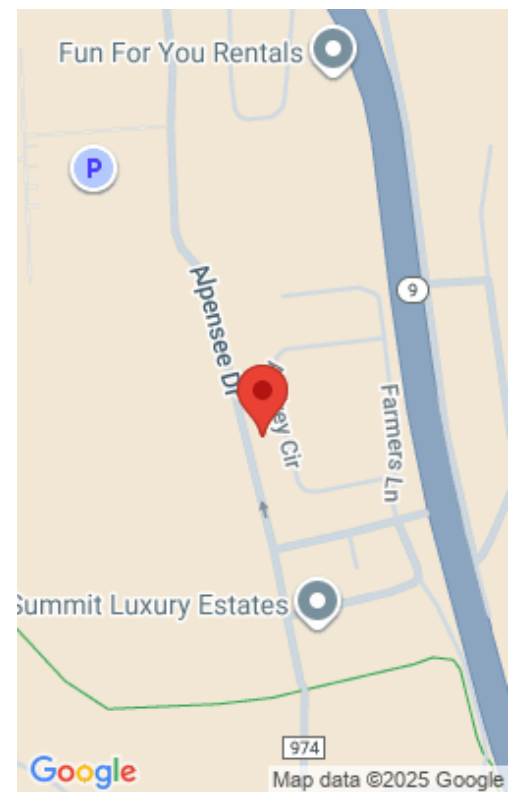
**\$1,148,000**

## **57 AUDREY CIRCLE, BRECKENRIDGE, CO, BRECKENRIDGE**

<https://www.breckmtn.com>

This beautifully situated 3-bedroom, 2.5-bathroom home in the Farmers Grove neighborhood offers main floor living, a versatile loft, and a spacious layout that backs to open space and the recreation path, just minutes from Breckenridge, Frisco, and three major ski resorts. Enjoy the outdoors right from your doorstep—the home backs to open space and is...

- 3 beds
- 3 baths
- SingleFamilyResidence
- Residential
- Active
- 1644, 1644 sq ft



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# Basics

|                                               |                                      |
|-----------------------------------------------|--------------------------------------|
| <b>Type:</b> SingleFamilyResidence            | <b>Status:</b> Active                |
| <b>Category:</b> Residential                  | <b>Area, sq ft:</b> 1644, 1644 sq ft |
| <b>Lot size, sq ft:</b> 4081.57, 0.0937 sq ft | <b>Bedrooms:</b> 3 beds              |
| <b>Bathrooms:</b> 3 baths                     | <b>Half baths:</b> 1 half bath       |
| <b>Floors:</b> Two floors                     | <b>OriginatingSystemName:</b> SUMMIT |
| <b>MLS ID:</b> S1057256                       | <b>Year built:</b> 2003              |
| <b>Lot Size Acres:</b> 0.0937 acres           | <b>Date Added:</b> 2025-04-16        |
| <b>Days On Market:</b> 206                    |                                      |

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# Building Details

|                                        |                                                                                               |
|----------------------------------------|-----------------------------------------------------------------------------------------------|
| <b>Water Source:</b> Public            | <b>Lot Features:</b> BordersNationalForest                                                    |
| <b>Sewer:</b> Connected,PublicSewer    | <b>Construction Materials:</b> WoodFrame                                                      |
| <b>Garage Spaces:</b> 2                | <b>Property Condition:</b> Resale                                                             |
| <b>Levels:</b> Two                     | <b>View:</b> Meadow,Mountains                                                                 |
| <b>Subdivision Name:</b> FARMERS GROVE | <b>Floor covering:</b> Carpet, Tile, Wood                                                     |
| <b>Exterior material:</b> WoodFrame    | <b>Architectural Style:</b> Dryer, Dishwasher, ElectricRange, Microwave, Refrigerator, Washer |
| <b>Roof:</b> Architectural,Shingle     | <b>Parcel Number:</b> 6509040                                                                 |
| <b>Living Area:</b> 1644 sq ft         | <b>Waterfront:</b> No                                                                         |
| <b>Heating:</b> Yes                    | <b>Land Lease:</b> No                                                                         |
| <b>ViewYN:</b> Yes                     | <b>Lot Size Area:</b> 0.0937 sq ft                                                            |
| <b>Bathrooms Full:</b> 2               | <b>Open Parking:</b> No                                                                       |

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# Amenities & Features



**Parking Features:** Garage,ParkingPad, Garage,ParkingPad

**Utilities:** CableAvailable, ElectricityAvailable, NaturalGasAvailable, PhoneAvailable, SewerAvailable, TrashCollection, WaterAvailable, SewerConnected

**Furnished:** Unfurnished

**Features:** Fireplace

**Laundry Features:** InUnit

**Spa:** No

**Pets Allowed:** Yes

**Lot Features:** BordersNationalForest

**Patio & Porch Features:** Deck,Patio

**Fireplace Features:** Gas

**Heating:** ForcedAir

**Interior Features:** Fireplace

**Fireplace:** Yes

**CoolingYN:** No

**PoolPrivateYN:** No

## Expenses, Fees & Taxes

**Association Fee:** \$1,416

**Tax Annual Amount:** \$3,257

**Tax Year:** 2025

## Miscellaneous

**Association Fee Frequency:** Annually

**Current Use:** Residential

**Attribution Contact:** (970) 453-0550

**Community Features:** ClubMembershipAvailable,Golf,TrailsPaths,PublicTransportation

**Exclusions:** No

## Listing Information Courtesy of:

**Agent Name:** Doyle Richmond

**List Office Name:** LIV Sotheby's I.R.

