



2439 Lump Gulch Road
 Black Hawk, CO 80422
COMMUNITY: Snowline Ranch Estates

MLS # 5260169
 PRICE \$540,000



Single Family

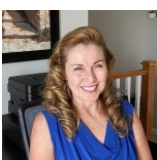
2060 SQFT

4 Beds

3 Baths

PROPERTY DETAILS

Pride of ownership and Everything you are looking for in a mountain property in the highly coveted Snowline Ranch Estates w Private Lake. This contemporary 4Bed/3Bath home features a cozy open floorplan w vaulted ceilings and natural light from all the windows and skylights. Amazing views from every window that change with each season. Enjoy morning coffee on the deck or in your sun filled kitchen/dining room. Home is heated via hot water radiant baseboards. Wood burning stove on the upper level and gas fireplace on the lower level allows two additional heat sources to take the chill out of any cold day/evening. Backing to Roosevelt National Forest--your own private gateway to unlimited mountain fun year round. The deck spans the entire length of the home. Ample room for a future hot tub. Gently sloping yard allows for level play areas for



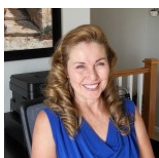
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 details



outdoor activities. Easy commute to Boulder, Arvada, Golden. Lump Gulch is on the Nederland School bus route and is priority plowed and maintained.



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