



17450 Minglewood Trail
 Monument, CO 80132
 COMMUNITY: Timberview

MLS # 8313864
 PRICE \$950,000



Single Family



4238 SQFT



4 Beds



4 Baths



3 Car



0 Acre

PROPERTY DETAILS

Custom built home on 2.17 ac lot that is not a part of HOA and has no covenant restrictions! Come home and feel the stresses of the day melt away as you sit on your covered deck and watch the local wildlife. Peaceful setting with some Mountain View's through the tops of the trees. Enter into a large foyer that leads to the great room, eating area, and kitchen. Enter from the garage into a large mud room and into the Large walk in pantry for easy unloading of groceries. The Master Suite walks out to uncovered portion of the deck. Samsung SS appliances include a 5 burner gas oven/range, a wall oven & microwave, French Door refrigerator & dishwasher. The hood/vent cover is custom made to match the Brooks Brothers Knotty Alder Cabinets. Custom tile backsplashes against granite countertops. The Main level laundry is just off the main hall & opens to the master closet. It has a sink and cabinets for storage. Potential 2nd laundry for a stackable washer/dryer is in the basement outside 2nd Master or it can be another closet. 3 bedrooms have walk-in closets and all bedrooms have lots of natural light. The basement walks out to a patio under the covered part of the deck from the wet bar table area. The 2nd family room can be closed off with barn doors to make a great media room, game room, or play area for kids and adults alike. The main family room boasts a ceiling to floor stone gas fireplace like the one in the living room. The utility room boasts double water heaters



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with recirculating hot water for less water wastage waiting for hot water. A high efficiency furnace with humidifier rounds out the space with room left over for some storage. The oversized 3 car garage offers additional storage for both summer and winter gear. Enjoy the pastoral setting of this home while having quick and easy access to shopping and I 25 within minutes. Wood floors will receive a final sanding and finish after home is under contract and appraisal done. Welcome home!



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