



8223 S Sicily Court
 Aurora, CO 80016
 COMMUNITY: Heritage Eagle Bend

MLS # 3173538
 PRICE \$525,000



Multi Family



2947 SQFT



2 Beds



2 Baths



2 Car



0.26 Acre

PROPERTY DETAILS

Welcome Home to Heritage Eagle Bend! This sparkling paired townhome offers a phenomenal location backing to the golf course with sprawling views right from your very own patio, beautifully situated on a quiet cul-de-sac of this secure gated senior community. Turn-key ready to the max with brand new carpet and paint along with every honey-do being already honey-done in this immaculate ranch-style home, you won't have to lift a finger to get this one ready to move in. A lovely home office or spare bedroom is found just off the home's entry with a full bathroom next door. Next venture to the open concept great room style main living area of the home boasting high and vaulted ceilings along with stunning and easy to care for wood-look laminate flooring. The owner's suite is quietly nestled at the back of the home complete with tons of space, a thoughtfully designed en-suite bathroom, and a massive walk-in closet. Enjoy your outdoor living space in the backyard offering a lovely covered patio creating a stunning westward-facing setting for you to end your day with one of our ever famous Colorado sunsets. The full-sized basement is already designed, framed, and drywalled just waiting for your personal finishes. Have it all in Heritage Eagle Bend! Southeast Aurora's most desirable active adult community featuring ladies and men's golf clubs, bocce and pickleball clubs, a robust clubhouse with restaurant/bar and community events, both outdoor and indoor pools and



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hot tubs, a full fitness center, and private community tennis courts. Public and resident-only tee times are offered through the award-winning Heritage Eagle Bend full 18 holes, standard 72 par golf course. Miles and miles of trails lead you throughout this humble community connecting you throughout the golf course and across a multitude of pocket parks and tot lots. A secure and gated community full of luxury and wonder is finally found nearby endless shopping and entertainment at Southlands Mall.

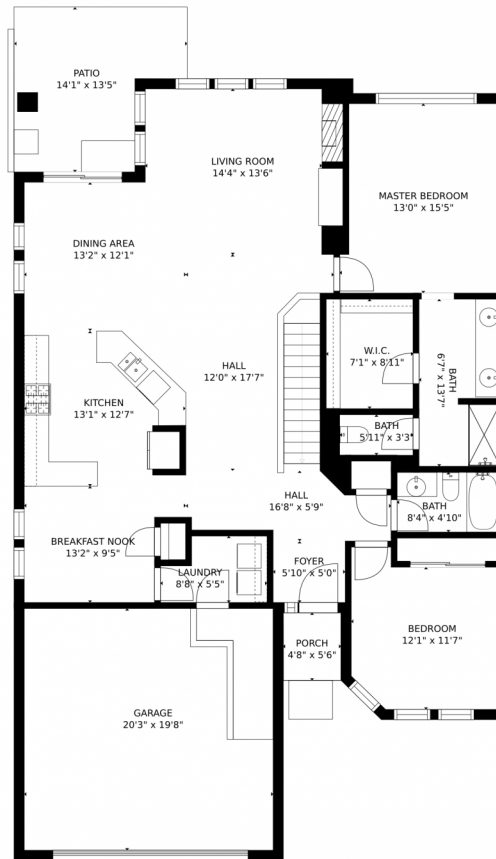


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Estimated areas

GLA FLOOR 1: 0 sq. ft, excluded 1755 sq. ft
GLA FLOOR 2: 1769 sq. ft, excluded 632 sq. ft
Total GLA 1769 sq. ft, total scanned area 4156 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.

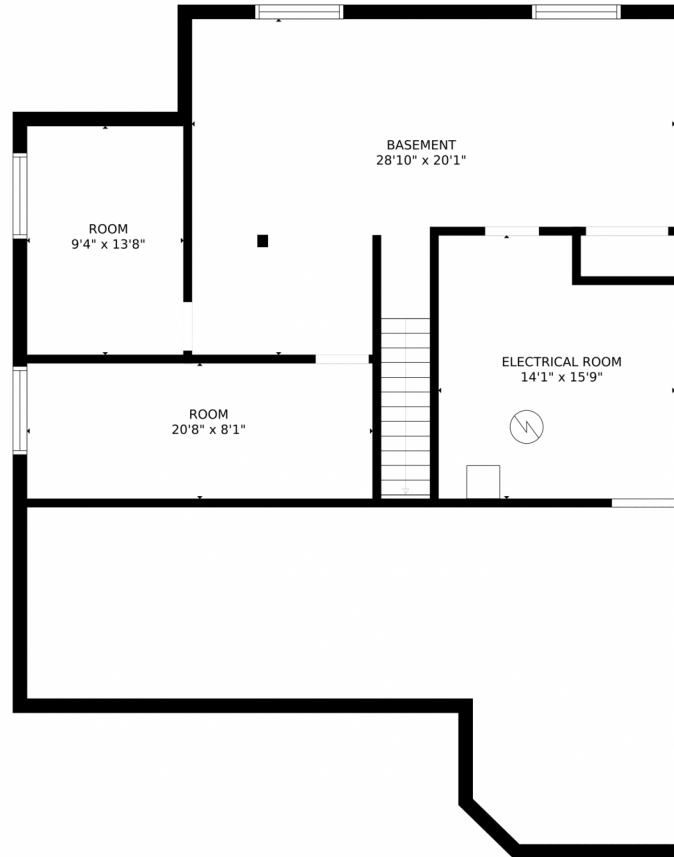


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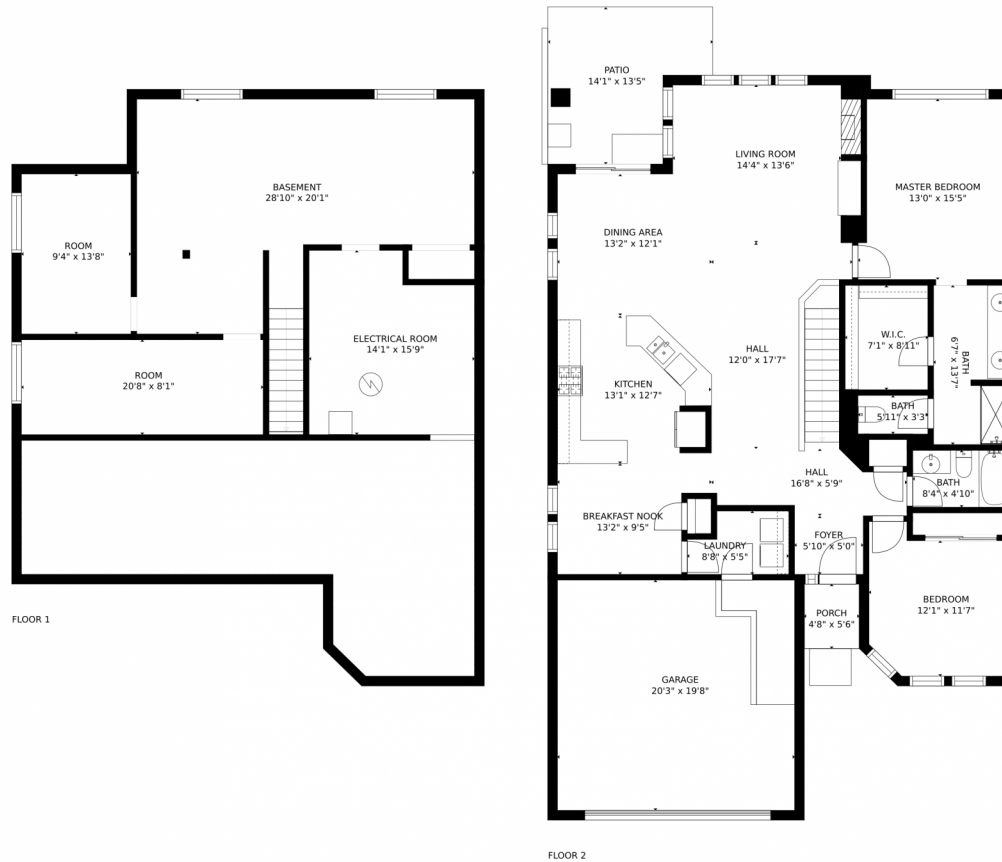
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8223 S Sicily Court, Aurora, CO 80016 – All Levels



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