

\$2,490,000 - 865 Stratus Court, Granby

MLS® #25-1154

\$2,490,000

4 Bedroom, 4.00 Bathroom, 3,330 sqft

Single Family Res on 0.80 Acres

GRANBY RANCH, Granby, CO

Experience the ultimate mountain lifestyle in this exceptional ski-in/ski-out home located in the highly sought-after Trailside neighborhood. What sets Trailside apart? The rarity of nearly one-acre homesites perched directly on the slopes—offering unparalleled privacy, breathtaking views, and direct ski access right from your doorstep.

This beautifully crafted home showcases high-end construction throughout, including in-floor radiant heating, custom cabinetry, premium built-in appliances, and wide-plank wood flooring. Soaring wood beams add rustic charm, while the spacious, open-concept floor plan features 4 bedrooms, a recreation room, and a finished walkout basement—perfect for entertaining or relaxing after a day on the slopes.

Enjoy year-round outdoor living on the expansive deck with a cozy outdoor fireplace, all surrounded by mature trees for unmatched seclusion and tranquility - a rare find on any ski mountain.

Don't miss this opportunity to own a legacy property in one of the most exclusive mountain communities!

Built in 2015

Essential Information



MLS® #	25-1154
Price	\$2,490,000
Bedrooms	4
Bathrooms	4.00
Square Footage	3,330
Acres	0.80
Year Built	2015
Type	Single Family Res
Sub-Type	Single Family Residence
Style	Walkout
Status	Active

Community Information

Address	865 Stratus Court
Area	Granby Area
Subdivision	GRANBY RANCH
City	Granby
County	Grand
State	CO
Zip Code	80446

Amenities

Amenities	Golf Course, Spa/Hot Tub, Restaurant, Pool, Fitness Center, Ski Accessible
# of Garages	2
View	Mountain(s)

Interior

Interior Features	Eat-in Kitchen, Master Bedroom, Self Clean Ov
Heating	Forced Air, Natural Gas
Fireplaces	Family Room, Living Room

Exterior

Windows	Double Pane Windows
Construction	Frame

School Information

Elementary	Granby
Middle	East Grand

High

Middle Park

Additional Information

Date Listed

August 9th, 2025

HOA Fees

295.16

HOA Fees Freq.

Monthly

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