

\$1,290,000 - 248 Deer Trail Drive, Granby

MLS® #25-1262

\$1,290,000

3 Bedroom, 3.00 Bathroom, 2,819 sqft

Single Family Res on 0.33 Acres

INNSBRUCK-VAL MORITZ, Granby, CO

Wow! Outstanding two-story residence perfectly located to enjoy the Grand County lifestyle at its finest! This beauty showcases an exquisite contemporary curb appeal and a meticulously designed open floor plan promoting a sleek & functional interior that shouts attention to detail!! Upon entry, you're welcomed by a custom mud room with black cabinetry and slate stone floor. The massive great room is made bright & airy by soaring ceilings, and its stylish gas fireplace provides a warm & cozy ambiance for an inviting area. Nude knotty doors, recessed lighting, wood floors, soft paint, and spectacular views from every window are features that can't be left unsaid. The impressive kitchen features stained wood cabinets, tile backsplash, black appliances & matching granite countertops, a 6-burner gas range, and a large island with black cabinets & contrasting white granite counters. Upstairs, discover a sizable loft great for a reading nook. The large owner's suite has double-height ceilings, breathtaking mountain views, and a lavish ensuite with a dual granite vanity, a freestanding tub, and a sizable room perfect for your custom walk-in closet. The walk-out basement offers a family room, a neat bathroom with designer touches, and two perfectly sized bedrooms with plush new carpet. This extraordinary home has multiple decks with awe-inspiring views! The backyard is a blank canvas for you to get creative & add your personal touch. All this is located just outside Granby, Granby Ranch,



and the Grand Elk Golf Course, allowing a variety of activities like skiing, fishing, golfing, biking, and hiking. What's not to like? This gem is a true dream!

Built in 2025

Essential Information

MLS® #	25-1262
Price	\$1,290,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	2,819
Acres	0.33
Year Built	2025
Type	Single Family Res
Sub-Type	Single Family Residence
Style	Walkout
Status	Active

Community Information

Address	248 Deer Trail Drive
Area	Granby Area
Subdivision	INNSBRUCK-VAL MORITZ
City	Granby
County	Grand
State	CO
Zip Code	80446

Amenities

# of Garages	2
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Interior

Heating	Forced Air, Natural Gas
Fireplaces	Living Room

Exterior

Lot Description	Back Yard, Irregular Lot, Sloped, Subdivided
Construction	Frame

School Information

Elementary	Granby
Middle	East Grand
High	Middle Park

Additional Information

Date Listed	August 31st, 2025
HOA Fees	302
HOA Fees Freq.	Annually

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