

\$615,000 - 8305 Northstar Trail, Granby

MLS® #25-1312

\$615,000

2 Bedroom, 2.00 Bathroom, 1,284 sqft
Condominiums on 0.00 Acres

KICKING HORSE LODGE, Granby, CO

Welcome to this end-unit, two-story condo in the desirable Granby Ranch community! Flooded with natural light, this ski-in/ski-out home offers the ultimate mountain lifestyle.

The covered front porch opens to a welcoming foyer with room to drop skis, coats, and gear after a day on the slopes. The open-concept main living area is perfect for gathering, with a kitchen featuring granite countertops, stainless steel appliances, a breakfast bar, and seamless flow into the dining and living rooms. A dual-sided fireplace adds warmth and character, while the dining area opens to a private balcony with breathtaking views. The main level also hosts the primary suite with en-suite bathroom access, a convenient laundry closet (with brand-new full-size washer and dryer in 2025), and direct access to additional basement storage. Upstairs, you'll find a versatile loft currently used as a bunk room, a private owner's closet, a spacious second bedroom, and another full bath ideal for family and guests. Recent updates include new carpet being replaced with Luxury Vinyl Plank on the main level by the end of September, a new boiler and tankless water heater (2025, \$13K), and new microwave, dishwasher, and range in 2025. Surface parking for two vehicles is included. Living at Granby Ranch means access to an incredible year-round lifestyle. Quarterly membership dues include four season ski passes with discounted guest passes, four summer lift passes for mountain biking, eight rounds of



golf, and private fly fishing access on the Fraser River. Homeowners also enjoy the lodge and clubhouse with fitness center, pool, hot tubs, playground, and more. Perfectly located just 30 minutes from both Winter Park Ski Resort and Grand Lake, and with skiing, mountain biking, and golf right outside your door, this condo combines recreation, comfort, and convenience in one inviting package. Whether you're seeking a mountain retreat or year-round living, this Granby Ranch gem delivers it all!

Built in 2001

Essential Information

MLS® #	25-1312
Price	\$615,000
Bedrooms	2
Bathrooms	2.00
Square Footage	1,284
Acres	0.00
Year Built	2001
Type	Condominiums
Sub-Type	Condominium
Style	Two Story
Status	Active

Community Information

Address	8305 Northstar Trail
Area	Granby Area
Subdivision	KICKING HORSE LODGE
City	Granby
County	Grand
State	CO
Zip Code	80446

Amenities

Amenities	Ski in Ski out, Spa/Hot Tub, Lodge, Meeting Room, Owners Closet, Pool, Fitness Center, Snow Removal
-----------	---

Parking	Addl Parking
View	Mountain(s)

Interior

Interior Features	Eat-in Kitchen, Master Bedroom, Master Suite, Jet Action Tub, Self Clean Ov, Stove, Vaulted Ceiling(s), Walk-In Closet(s)
Heating	Radiant, Natural Gas
Fireplaces	Living Room, Dining Room

Exterior

Exterior	Gas Grill
Lot Description	Crn/Cul de Sac, Views
Windows	Double Pane Windows
Construction	Frame

School Information

Elementary	Granby
Middle	East Grand
High	Middle Park

Additional Information

Date Listed	October 3rd, 2025
HOA Fees	1596.93
HOA Fees Freq.	Quarterly

© 2025 Grand County Board of REALTORS®. All rights reserved. IDX information is provided exclusively for consumers' personal, non-commercial use, and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Information deemed reliable but not guaranteed.

Listing information last updated on October 22nd, 2025 at 9:45pm MDT