

# \$348,000 - 4718 Rowland Heights, Colorado Springs

MLS® #1291121

**\$348,000**

3 Bedroom, 3.00 Bathroom, 1,361 sqft

Residential on 0.02 Acres

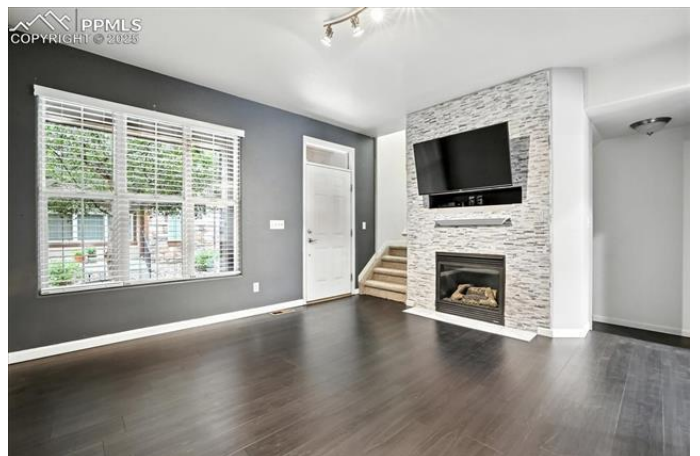
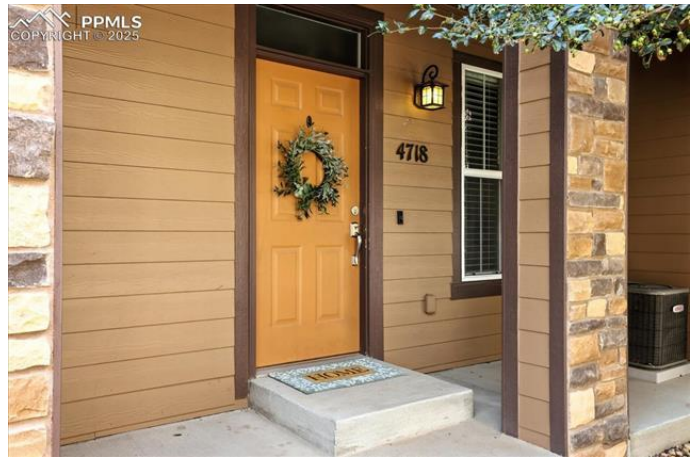
Century Communities at Austin Bluffs,  
Colorado Springs, CO

Welcome to this beautifully updated, move-in-ready townhome where style meets convenience. Offering 3 spacious bedrooms and 2.5 bathrooms, all bedrooms located on the upper level, this home is designed for both comfort and functionality. Step inside to a welcoming living room highlighted by a floor-to-ceiling stone gas fireplace, perfect for cozy evenings or weekend gatherings. The kitchen is a true centerpiece, featuring elegant marble countertops with a waterfall edge, stainless steel appliances, and an open flow into the dining area, making meal prep and entertaining effortless. Throughout the home, youâ€™ll find modern upgrades and thoughtful touches that elevate everyday living. The 2-car garage provides ample storage and parking, while the location offers a lifestyle youâ€™ll love, just a short stroll to one of the best coffee shops in town for your morning latte or an afternoon hangout. For those warm summer days, enjoy access to the community pool, included in your HOA dues. With its blend of modern style, prime location, and move-in-ready condition, this is the home youâ€™ve been waiting for.

Built in 2007

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | 1291121   |
| Price  | \$348,000 |



|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Square Footage | 1,361       |
| Acres          | 0.02        |
| Year Built     | 2007        |
| Type           | Residential |
| Sub-Type       | Townhouse   |
| Status         | Active      |

### Community Information

|             |                                      |
|-------------|--------------------------------------|
| Address     | 4718 Rowland Heights                 |
| Subdivision | Century Communities at Austin Bluffs |
| City        | Colorado Springs                     |
| County      | El Paso                              |
| State       | CO                                   |
| Zip Code    | 80923                                |

### Amenities

|              |       |
|--------------|-------|
| Amenities    | Pool  |
| Utilities    | Cable |
| # of Garages | 2     |
| Has Pool     | Yes   |

### Interior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Interior Features | 5-Pc Bath                                                                                   |
| Appliances        | Dryer, Disposal, Dishwasher, Microwave Oven, Refrigerator, Range<br>Oven (Gas/Elec), Washer |
| Heating           | Forced Air                                                                                  |
| Cooling           | Central Air                                                                                 |
| Fireplace         | Yes                                                                                         |
| # of Fireplaces   | 1                                                                                           |
| Fireplaces        | One, Gas, Masonry, Main                                                                     |
| # of Stories      | 2                                                                                           |
| Stories           | 2 Story                                                                                     |
| Has Basement      | Yes                                                                                         |

### Exterior

|          |               |
|----------|---------------|
| Exterior | Stone, Stucco |
|----------|---------------|

|                 |                       |
|-----------------|-----------------------|
| Lot Description | See Prop Desc Remarks |
| Roof            | Composite Shingle     |
| Construction    | Existing Home         |
| Foundation      | Full Basement         |

### **School Information**

|            |                     |
|------------|---------------------|
| District   | 11-Colorado Springs |
| Elementary | Martinez            |
| Middle     | Jenkins             |
| High       | Doherty             |

### **Additional Information**

|                |         |
|----------------|---------|
| HOA Fees       | 214.00  |
| HOA Fees Freq. | Monthly |

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | Orchard Brokerage LLC |
|----------------|-----------------------|



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