

\$825,000 - 9462 Allouche Street, Colorado Springs

MLS® #1379160

\$825,000

5 Bedroom, 4.00 Bathroom, 4,136 sqft

Residential on 0.27 Acres

REVEL AT WOLF RANCH, Colorado Springs, CO

Exquisite stucco/stone ranch-style home on a 0.27-acre corner lot in the popular D20 community of Revel at Wolf Ranch. This brand-new 5BR, 4BA home blends luxury, functionality & modern elegance. The expansive basement offers potential for a 6th BR & rough-in for an additional BA. High ceilings & abundant natural light create an airy ambiance. Luxury vinyl plank flooring flows through the Entry, Living Room, Kitchen & Dining Area, complemented by wood-look blinds. The Great Room features a stone-tile gas fireplace & wall of windows with sliding door to the back patio, complete with gas stub for grilling. The chef's Kitchen boasts a large island w/breakfast bar, waterfall-edge marble-look quartz countertops, stainless steel appliances (5-burner gas cooktop, built-in oven, microwave, dishwasher, SMART Samsung fridge), walk-in pantry & ample cabinetry. A sunny Dining Area ensures effortless entertaining. Additional features include a Mud Room, Powder Bath, Laundry Room w/Samsung washer/dryer, & 3-car garage. A main-level Office with French doors offers a perfect work-from-home space. The vaulted Primary Suite is a serene retreat with a luxurious 5-piece Bath, a dual sink vanity with quartz countertops, tiled walk-in shower w/seat, soaking tub & walk-in closet. Two more main-level BRs share a Shower Bath w/dual sink vanity, quartz countertop, and enclosed shower. The partially finished Basement with



9' ceilings includes a spacious Family Room, Game Area, 2 BRs (one w/en-suite Bath and 1 with a walk-in closet), & large Utility Room w/tankless water heater, furnace, & storage. Central A/C & heat, security system & radon mitigation add peace of mind. The backyard is a blank canvas ready for your vision, whether it's entertaining, creating a garden retreat, or installing a play space or fire pit.. Wolf Ranch offers parks, trails, Rec Center (fee), pool/splash park, stocked lake, playgrounds & summer concerts. Easy access to Powers, Hwy 83, I-25, shopping, hospitals & more!

Built in 2024

Essential Information

MLS® #	1379160
Price	\$825,000
Bedrooms	5
Bathrooms	4.00
Full Baths	1
Square Footage	4,136
Acres	0.27
Year Built	2024
Type	Residential
Sub-Type	Single Family
Status	Active

Community Information

Address	9462 Allouche Street
Subdivision	REVEL AT WOLF RANCH
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80924

Amenities

Utilities	Cable, Electricity, Natural Gas Connected
# of Garages	3

Garages Garage Door Opener

Interior

Interior Features 5-Pc Bath, 9Ft + Ceilings, French Doors, Great Room, Vaulted Ceilings
Appliances 220v in Kitchen, Dryer, Disposal, Dishwasher, Gas in Kitchen, Kitchen
Vent Fan, Microwave Oven, Oven, Refrigerator, Range Top (Gas/Elec),
Self Cleaning Oven, Smart Home Appliances, Washer
Heating Forced Air, Natural Gas
Cooling Central Air
Fireplace Yes
Fireplaces Gas, Main
Stories Ranch
Has Basement Yes

Exterior

Exterior Stone, Stucco
Lot Description Corner, Level
Roof Composite Shingle
Construction Existing Home
Foundation Full Basement

School Information

District 20-Academy
Elementary Legacy
Middle Timberview
High Liberty

Additional Information

HOA Fees 62.00
HOA Fees Freq. Monthly

Listing Details

Listing Office Pink Realty Inc



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