

\$749,900 - 6918 Compass Bend Drive, Colorado Springs

MLS® #1496338

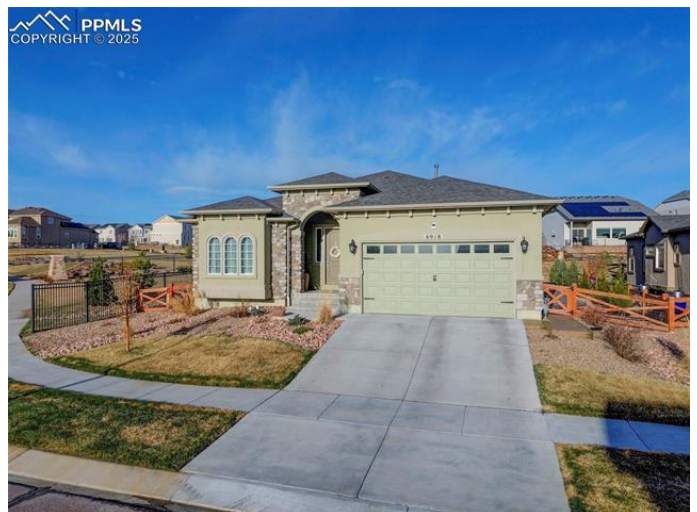
\$749,900

5 Bedroom, 5.00 Bathroom, 4,462 sqft

Residential on 0.18 Acres

Banning Lewis Ranch, Colorado Springs, CO

INCREDIBLE LOCATION in Banning Lewis Ranch with no neighbors immediately behind or on one side. This home is breathtaking from the moment you walk in the door. The front foyer invites you in with large plank hardwood flooring and natural light beaming from the picturesque windows. Just off the foyer, bedroom one is being utilized as an office space making it perfect for the at home worker. The open concept floor plan flows from the foyer to the formal dining room to the eat in kitchen and around to the living room. The cozy living room is centered around a beautiful fire place and mantle. Just off the living area the stool height breakfast bar makes the area perfect for entertaining. Stone counter tops, stunning white cabinetry, and stainless steel appliances make the kitchen pristine. The informal dining area walks out to the lovely back yard and patio perfect for summer bbq'ing with the stone fireplace and hot tub. The main floor also features the master bedroom with walk in closet and five piece ensuite bath featuring a garden tub, luxurious shower, and stone countertops with double vanity. The basement level has a large family room with three large bedrooms just off the main area with a full size bath shared by two of the rooms and a 3/4 ensuite bath in bedroom five. Bedroom five features a readers or gamers paradise with cozy fort including a loft area to get away. The loft is also be removable if a spacious junior suite setup is preferable. The Banning Lewis Ranch community has



amenities galore, including neighborhood schools, over 75 acres of parks/trails/open space, tennis courts, basketball court, rock climbing parks, zip-lines, access to pools, splash pad, water park, and dog park. Recreation center houses a fitness center and also regularly hosts classes and events for all ages. In the summer months, catch a neighborhood concert, festival, food trucks, farmers market or enjoy other regular community events.

Built in 2021

Essential Information

MLS® #	1496338
Price	\$749,900
Bedrooms	5
Bathrooms	5.00
Full Baths	3
Square Footage	4,462
Acres	0.18
Year Built	2021
Type	Residential
Sub-Type	Single Family
Status	Active

Community Information

Address	6918 Compass Bend Drive
Subdivision	Banning Lewis Ranch
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80927

Amenities

Utilities	Electricity, Natural Gas Connected
# of Garages	3

Interior

Interior Features	5-Pc Bath, 9Ft + Ceilings, Beamed Ceilings, French Doors, Great Room, Vaulted Ceilings
Appliances	Dishwasher, Disposal, Refrigerator, Microwave Oven, Range Oven (Gas/Elec)
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Main
Stories	Ranch
Has Basement	Yes

Exterior

Exterior	Stucco, Stone
Lot Description	360-degree View, Corner, Level
Roof	Composite Shingle
Construction	Existing Home
Foundation	Full Basement

School Information

District	49-Falcon
Elementary	InspirationView

Additional Information

HOA Fees	0.00
HOA Fees Freq.	Not Applicable

Listing Details

Listing Office	Exp Realty LLC
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