

\$399,000 - 8745 Rose Grace Heights, Colorado Springs

MLS® #3914409

\$399,000

3 Bedroom, 3.00 Bathroom, 1,704 sqft

Residential on 0.05 Acres

The Townes at Wolf Ranch, Colorado Springs, CO

The Parque floor plan, celebrated with the Parade of Homes "People's Choice Award" for best floor plan, best interior design, and best kitchen, is now available in this corner unit townhome. Nestled in the sought-after Townes at Wolf Ranch Community, this property features a fully fenced front patio and upgraded front patio gate enclosure. Spanning just over 1,700 sq ft of living space, it includes three bedrooms and three bathrooms, with the primary bedroom conveniently located on the main level, along with a two-car garage and laundry room. The spacious main level living room seamlessly connects to the kitchen and dining area. You'll appreciate the practicality of the main level powder room. The gourmet kitchen boasts a large center island, granite countertops, stainless steel appliances, a gas range, upgraded herring bone kitchen backsplash, pendant and recessed lighting and a pantry. The primary bedroom on the main level features an en-suite bath complete with dual sinks, a granite countertop, a walk-in shower with a bench seat, and a generous walk-in closet. Upstairs, both additional bedrooms offer walk-in closets, and an abundance of natural light thanks to numerous windows. Experience low-maintenance living in the Wolf Ranch community, which boasts over 10 miles of walking and biking trails, 300 acres of parks and open spaces, summer pool, splash pad, snack bar and the Woof Ranch Dog Park. This



prime location offers easy access to D-20 schools, restaurants, shopping, fitness centers, hospitals, I-25, and the Powers corridor. Come see this gem today!
Buyer and buyer's agent to confirm all details.

Built in 2021

Essential Information

MLS® #	3914409
Price	\$399,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	1,704
Acres	0.05
Year Built	2021
Type	Residential
Sub-Type	Townhouse
Status	Active

Community Information

Address	8745 Rose Grace Heights
Subdivision	The Townes at Wolf Ranch
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80924

Amenities

Amenities	Green Areas, Landscape Maintenance, Playground
Utilities	Cable, Electricity, Gas Available
# of Garages	2
Garages	Garage Door Opener

Interior

Appliances	Dishwasher, Disposal, Dryer, Microwave Oven, Range Oven (Gas/Elec), Refrigerator, Washer, Kitchen Vent Fan
Heating	Forced Air, Natural Gas

Cooling	Central Air
# of Stories	2
Stories	2 Story

Exterior

Exterior	Wood
Lot Description	Corner
Roof	Composite Shingle
Construction	Existing Home
Foundation	Slab

School Information

District	20-Academy
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Additional Information

HOA Fees	214.00
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Engel & Voelkers Pikes Peak
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