

# \$824,478 - 7906 W Polson Drive, Colorado Springs

MLS® #6347122

**\$824,478**

4 Bedroom, 3.00 Bathroom, 4,222 sqft

Residential on 0.17 Acres

Sterling Ranch, Colorado Springs, CO

This stunning, natural light filled 4,222 square foot 2-story home exudes elegance and practicality, offering ample space with a total of 5 bedrooms, 4 full baths and a convenient half bath on the main level. This home includes a spacious, fully finished 2-car, 3 bay tandem garage with an 8' garage door opener with 2 remotes for added ease. A dramatic 2 story great room filled with natural light creates a breathtaking, yet inviting space, while the loft space upstairs provides a versatile area with an abundance of storage. The beautifully finished basement includes a large rec room, perfect for gathering with friends and family. The open concept kitchen, dining and family areas flow seamlessly together, ideal for both daily living and hosting guests. You'll be sure to enjoy the outdoor living space the rear covered patio, multi-sliding glass door, full yard landscaping and rear yard privacy fencing creating the perfect environment. Schedule an appointment soon to learn more.

Built in 2025

## Essential Information

MLS® #	6347122
Price	\$824,478
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	4,222



Acres	0.17
Year Built	2025
Type	Residential
Sub-Type	Single Family
Status	Active

### Community Information

Address	7906 W Polson Drive
Subdivision	Sterling Ranch
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80908

### Amenities

Utilities	Electricity
# of Garages	3
Garages	Garage Door Opener, Other

### Interior

Interior Features	6-Panel Doors, 9Ft + Ceilings
Appliances	Dishwasher, Disposal, Gas in Kitchen, Microwave Oven, Oven, Kitchen Vent Fan
Heating	Natural Gas
Cooling	Ceiling Fan(s), Central Air
Fireplace	Yes
Fireplaces	Gas, Heatilator
# of Stories	2
Stories	2 Story
Has Basement	Yes

### Exterior

Exterior	Fiber Cement
Lot Description	Level, Mountain View, View of Pikes Peak, See Prop Desc Remarks
Roof	Composite Shingle
Construction	New Construction
Foundation	Full Basement

### School Information

District	20-Academy
Elementary	LegacyPeak
Middle	ChinookTrail
High	Liberty

**Additional Information**

HOA Fees	95.00
HOA Fees Freq.	Quarterly

**Listing Details**

Listing Office	American Legend Homes Brokerage LLC
----------------	-------------------------------------



The real estate listing information and related content displayed on this site 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. This information and related content is deemed reliable but is not guaranteed accurate by the Pikes Peak REALTOR® Services Corp.