

1081 20 Road
Fruita, CO 81521



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\$949,000

4 Bedrooms | 2 Bathrooms | 1,809 Sqft

Imagine yourself at this spectacular 7-acre Ranchette in Fruita! The centerpiece of this awesome property is the 4 bedroom home with a 3 car garage that was built in 2010. The home has a split floorplan with vaulted ceilings, an enormous primary bedroom suite, kitchen with granite countertops and stainless steel appliances. Outside, the home has a pergola covered back patio with views of the Colorado National Monument, a fenced back yard for your pets and an irrigation system in the front of the house. Additionally, the property has a 40x48 shop building with radiant natural gas heat, abundant electrical outlets, 220-volt service for a compressor or welder, and a ventilation fan. In addition, there is a 30x48 shop for storing equipment out of the elements. For the animals, there's a huge stable with 2 stalls and a large corral and pasture surrounded by smooth, horse safe fencing.. There's plenty of interior room for storing hay out of the weather. The finishing touch is the 4.5 acre hay field and the 7 shares of GVIC irrigation water to grow your own hay for your animals.



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