

229 Hollyberry Way
Fruita, CO 81521



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MLS# 20261011



\$305,500

3 Bedrooms | 2 Bathrooms | 1,344 Sqft

Built in 2022, this newer 3-bedroom, 2-bath home features a desirable split-bedroom design and an inviting layout with a spacious living room and a large kitchen complete with center island-perfect for everyday living and entertaining. Thoughtfully designed for accessibility, this home includes a wheelchair-friendly entry ramp and a custom walk-in shower with built-in bench seating. Additional amenities include a new roof (2025) and security system to add extra peace of mind. Outside, you'll find a xeriscape front yard, fenced in backyard with a storage shed, and convenient off-street parking for two vehicles. Conveniently located just minutes from all that Fruita has to offer including area hiking and biking trails, the Colorado River, and the Fruita Bike Park. If you love beautiful sunsets and views, this home is a must see!



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