

49131 IE Rd
Mesa, CO 81643



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\$450,000

3 Bedrooms | 2 Bathrooms | 1,824 Sqft

Experience true Colorado living on this exceptional 4-acre property offering breathtaking 360-degree views in every direction. From sunrise to sunset, the surrounding landscapes create a constantly changing backdrop of natural beauty. A year-round irrigation creek/ditch runs the full length of the property, providing the peaceful sound of live water which is a rare feature in today's market. Mature cottonwood and juniper trees create privacy, shade, and wildlife habitat. Wild turkeys are frequent visitors, adding to the Colorado setting. The 1,824 square foot home features 3 bedrooms and 2 bathrooms, offering comfortable living with room to make it your own. Several outbuildings provide excellent space for equipment, hobbies, or additional storage. Outdoor recreation is right at your doorstep. You're just minutes from skiing at Powderhorn Mountain Resort, endless trails in the Grand Mesa National Forest, numerous fishing lakes on the Grand Mesa, and popular cross-country skiing routes. Properties with live water, acreage, mature trees, and immediate access to year-round recreation are increasingly difficult to find. This is a rare opportunity to own a piece of Western Colorado where lifestyle, land, and location come together.



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For full listing details, please scan:

