



Price:	\$8,300,000
Location:	Turkey Creek Mesa
Lot Size:	29.66 Acres
Bedrooms:	Five
Bathrooms:	Five and One-Half
Other Rooms:	Mud Room, Spa, 2 Laundry Rooms, Office, Garage
Builder:	Mountain Village Construction, Bill Baird
Architect:	Conger-Fuller
Year Built:	1994
Exterior Finish:	Stone and Cedar Shake
Roof:	Wood Shake
Fireplaces:	1 Wood-Burning and 1 Gas
Heat Type:	Hot Water In-Floor Radiant and Forced Air
Water Use:	<ol style="list-style-type: none">1. "Residential Water": Well with 15 gallons per minute flow (12 hour test).2. "Water Rights": 3.4 cfs of Wagner Ditch's Consumptive Use Credits.3. "Turkey Creek Pond": Surface is 1.5 acres, average depth is 8.2 feet and maximum depth is 18 feet.
Sanitation:	Septic
HOA Dues:	As Needed
Property Taxes:	\$11,002 for 2007
Views:	Wilson Peak, Palmyra Peak, Sneffels Mountain Range & Silver Mountain

Main Level

Oak flooring & doors, plaster walls, and mission-style cherry cabinetry throughout the home.

Great Room:

Wood-burning fireplace with gas plumbing
Walk-out patio surrounding East wing
Satellite compatible audiovisual system
Large screen projector
Pool table & piano

Kitchen:

Subzero refrigerator
Double Thermador convection oven
6 burner GE Monogram range
2 Asko dishwashers
Wine cooler
Granite countertops

Breakfast Room:

Adjacent to kitchen with large windows overlooking Turkey Creek Pond

Dining Room:

Table to accommodate 10-plus people
Serving window from kitchen

2 Guest Bedrooms:

Queen bedroom
Bedroom with 2 sets of bunks
Each bedrooms has its own bath

Mud Room:

Storage cubes and closet system with wash sink

Powder Room

Laundry Room

Spa:

10-person jetted spa
Shared bath
2-person steam shower
Slate floors

Garage:

2-car, heated with large storage area and mechanical room

Upper Level

Master Suite:

Deck with snow melt, overlooking Turkey Creek Pond & National Forest, dressing area with 3 closets and 2 sets of built-in drawers

Master Bath:

Honed sandstone countertops
Kohler faucets
Two-person Kohler bathtub
Large shower with bench

Guest Bedrooms:

2 queen bedrooms, each with own baths

Office:

Gas fireplace
Custom built-ins
Bar
Equipped with audiovisual and surround sound



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