

# \$1,299,000 - 29881 County Road 44, Burlington

MLS® #7944999 Listing Office: Sunrise Land Company LLC

## \$1,299,000

6 Bedroom, 4.00 Bathroom, 3,652 sqft  
Residential on 14 Acres

Tract in NE4 Section 6: Twnshp 7S: Range 44W, Burlington, CO

Private 14-Acre Estate with Dual Residences,  
Livestock Facilities, Workshop, and more “  
North of Burlington

Discover this beautifully maintained  
6-bedroom, 3.5-bathroom home with a  
spacious open-concept layout, modern kitchen  
with granite counters and stainless-steel  
appliances, luxurious 5-piece master bath,  
wood-burning stove, and a covered patio  
overlooking a fenced and landscaped yard.  
The home is well thought out with 3 bedrooms  
and 1 full bath upstairs offering kids or guests  
privacy while the main floor boasts the master  
suite and a master guest room with their own  
¾ attached bathroom. The unfinished  
basement includes 8’™ ceilings, egress  
windows and plumbing stubbed in for an  
additional bathroom, offering future expansion  
potential. The attached 2-car garage leads into  
a mudroom with the laundry room and tub sink  
located only feet away offering modern  
convenience in this rural setting.

This property boasts excellent amenities for  
rural living, including two livestock barns, a  
poultry shed, equipment barn, corrals, water  
tanks, and a brand new 40’™x60’™ post  
frame Cleary building with an office, half bath,  
workshop, floor drains, water and 14’™  
overhead doors.

Also included is a fully renovated 3-bedroom  
(1 non-conforming), 3/4-bath guesthouse with  
full amenities including laminate counters, all



kitchen appliances, washer and dryer, stucco siding and new double pane windows, currently generating annual rental income with a well-established reputation.

With privacy galore, this property is ideal for multi-generational living, small-scale farming, or rental investment. A rare find just north of Burlington!

RE COLORADO

**Listing Courtesy of Sunrise Land Company LLC**

Built in 2017

**Essential Information**

MLS® #	7944999
Price	\$1,299,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,652
Acres	14.00
Year Built	2017
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

**Community Information**

Address	29881 County Road 44
Subdivision	Tract in NE4 Section 6: Twnshp 7S: Range 44W
City	Burlington
County	Kit Carson
State	CO
Zip Code	80807

**Amenities**

Utilities	Electricity Connected, Natural Gas Available, Phone Connected
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Parking Spaces	4
Parking	Circular Driveway, Concrete, Driveway-Gravel, Heated Garage, Insulated Garage
# of Garages	2
View	Meadow

## Interior

Interior Features	Ceiling Fan(s), Eat-in Kitchen, Five Piece Bath, Granite Counters, High Ceilings, Jet Action Tub, Kitchen Island, Pantry, Primary Suite, Smart Ceiling Fan, Smoke Free, Hot Tub, Utility Sink, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Convection Oven, Cooktop, Dishwasher, Disposal
Heating	Forced Air, Wood Stove
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Free Standing, Wood Burning
Stories	Two

## Exterior

Exterior Features	Dog Run, Fire Pit, Garden, Gas Grill, Gas Valve, Lighting, Private Yard, Rain Gutters, Spa/Hot Tub
Lot Description	Landscaped, Level, Many Trees, Open Space, Suitable For Grazing
Windows	Double Pane Windows
Roof	Composition
Foundation	Slab

## School Information

District	Burlington RE-6J
Elementary	Burlington
Middle	Burlington
High	Burlington

## Additional Information

Date Listed	April 29th, 2025
Zoning	Residential

All information subject to change and should be independently verified.

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