

\$1,149,800 - 8551 Orchard Way, Arvada

MLS® #8032930 RECOLORADO Listing Office: Berkshire Hathaway HomeServices RE of the Rockies

\$1,149,800

6 Bedroom, 6.00 Bathroom, 5,562 sqft
Residential on 0 Acres

Leyden Rock, Arvada, CO

\$45,000 TOWARDS INTEREST RATE
BUYDOWN & CLOSING COSTS + PRICED
\$48,000 UNDER APPRAISAL (\$1,198,000).
TURNKEY HOME IN WEST ARVADA WITH
FINISHED WALKOUT BASEMENT BACKING
TO OPEN SPACE & OFFERING
DOWNTOWN DENVER VIEWS FROM THE
SECLUDED BACKYARD.

Welcome to 8551 Orchard Way in beautiful Arvada, CO! This expansive 6-bedroom, 6-bathroom home offers over 5,600 square feet of stylish living space, thoughtfully designed for both everyday comfort and impressive entertaining.

The main level features a bright, open-concept layout with soaring vaulted ceilings, hardwood flooring, and large windows that fill the home with natural light. The chef-inspired kitchen is a standout with granite countertops, stainless steel appliances, a spacious island, walk-in pantry, and a convenient butler's pantry.

The fully finished walkout basement is an entertainer's dream with a bar, media room, game room, gym, great room, bathroom, and an additional room perfect for guest bedroom, crafts, or storage.

Step outside to your private backyard retreat—professionally landscaped and complete with a stamped concrete patio, firepit, and stunning views of Downtown



Denver and The Flatirons. Situated on a quiet cul-de-sac and backing to open space, this home combines peace, privacy, and scenic beauty.

Enjoy top-rated schools and a prime location just minutes from Standley Lake, Westwoods Golf Course, Ralston Valley High School, Apex Rec Center, and numerous shops and restaurants.

BONUS: Solar system included! Buyer can choose to have the seller pay off the solar loan INSTEAD of contributing \$45,000 toward closing/interest buydown OR assume the \$247/month solar payment and receive the \$45,000 as a price reduction or closing cost credit. Either way, energy savings are built in!

RE COLORADO

Listing Courtesy of Berkshire Hathaway HomeServices RE of the Rockies

Built in 2017

Essential Information

MLS® #	8032930
Price	\$1,149,800
Bedrooms	6
Bathrooms	6.00
Full Baths	4
Half Baths	2
Square Footage	5,562
Acres	0.24
Year Built	2017
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	8551 Orchard Way
Subdivision	Leyden Rock

City	Arvada
County	Jefferson
State	CO
Zip Code	80007

Amenities

Amenities	Park, Playground
Utilities	Cable Available, Electricity Available, Electricity Connected, Electricity To Lot Line, Internet Access (Wired), Natural Gas Available, Natural Gas Connected, Phone Available
Parking Spaces	6
Parking	Concrete, Lighted, Oversized, Storage
# of Garages	3

Interior

Interior Features	Ceiling Fan(s), Entrance Foyer, Five Piece Bath, Granite Counters, High Ceilings, High Speed Internet, Jack & Jill Bathroom, Kitchen Island, Open Floorplan, Pantry, Primary Suite, Smoke Free, Solid Surface Counters, Hot Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Cooktop, Dishwasher, Disposal, Double Oven, Gas Water Heater, Microwave, Range, Range Hood, Refrigerator, Self Cleaning Oven
Heating	Forced Air
Cooling	Air Conditioning-Room
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Great Room
Stories	Two

Exterior

Exterior Features	Fire Pit, Private Yard, Spa/Hot Tub
Lot Description	Borders Public Land, Cul-De-Sac, Greenbelt, Landscaped, Open Space
Windows	Double Pane Windows, Egress Windows, Window Coverings
Roof	Composition
Foundation	Structural

School Information

District	Jefferson County R-1
Elementary	Meiklejohn
Middle	Wayne Carle
High	Ralston Valley

Additional Information

Date Listed August 6th, 2024

RECOLORADO®

Terms and Conditions: The content relating to real estate for sale in this Web site comes in part from the Internet Data eXchange ("IDX") program of METROLIST, INC., DBA RECOLORADO® Real estate listings held by brokers other than RE/MAX Professionals are marked with the IDX Logo. This information is being provided for the consumers personal, non-commercial use and may not be used for any other purpose. All information subject to change and should be independently verified.

Copyright 2025 METROLIST, INC., DBA RECOLORADO® -- All Rights Reserved 6455 S. Yosemite St., Suite 500
Greenwood Village, CO 80111 USA

Listing information last updated on May 2nd, 2025 at 7:34pm MDT