

# \$825,000 - 15604 Xenia Way, Brighton

MLS® #8266674 REcolorado Listing Office: MB Team Lassen

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## \$825,000

4 Bedroom, 4.00 Bathroom, 3,359 sqft  
Residential on 0 Acres

Heritage Todd Creek, Brighton, CO

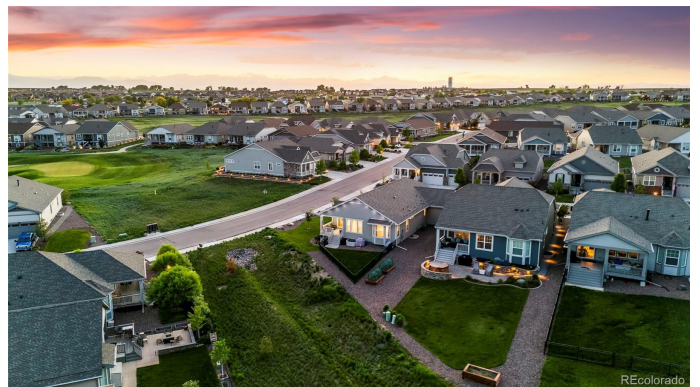
This is a fantastic, large, impeccably updated ranch home with a 3-car garage, finished basement, and an amazing lot that backs to open space—“not directly onto a neighbor. Enjoy views of greenery, mountains, the golf course, and the benefit of a corner lot that offers great privacy.

The main level features an awesome layout with three bedrooms and a dedicated office with French doors. The spacious primary suite connects directly to the main-level laundry room for added convenience. The huge open-concept kitchen is a true highlight, with a massive island, tons of workspace, an abundance of cabinets, and a walk-in pantry. The kitchen flows into the large living and dining areas, all showcasing incredible views of the Todd Creek golf course and mountains. The finished basement offers a massive rec room, a fourth bedroom (non-conforming, as it has no closet), a  $\frac{3}{4}$  bath, and large storage areas for all your extra needs.

Step out onto the covered deck to enjoy the open backyard and soak in those same mountain and golf course views—“perfect for relaxing or entertaining.

No need to worry about storage—“this home offers ample space with a large storage area in the basement and a spacious 3-car garage to easily accommodate all your needs.

Located in a desirable 55+ age-restricted community, this home also offers access to



tons of HOA amenities, including a clubhouse, events, and more. While the golf course is public, the lifestyle here feels exclusive. Near E470 make commuting to DIA, Denver and Boulder easy. Don't miss this amazing opportunity to own the fantastic ranch home!

RECOLORADO

**Listing Courtesy of MB Team Lassen**

Built in 2020

**Essential Information**

MLS® #	8266674
Price	\$825,000
Bedrooms	4
Bathrooms	4.00
Full Baths	1
Half Baths	1
Square Footage	3,359
Acres	0.23
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Status	Pending

**Community Information**

Address	15604 Xenia Way
Subdivision	Heritage Todd Creek
City	Brighton
County	Adams
State	CO
Zip Code	80602

**Amenities**

Amenities	Clubhouse, Fitness Center, Gated, Golf Course, Pool, Spa/Hot Tub, Tennis Court(s), Trail(s)
Utilities	Cable Available, Internet Access (Wired)
Parking Spaces	3
# of Garages	3

View                      Golf Course, Mountain(s)

**Interior**

Interior Features      Ceiling Fan(s), Eat-in Kitchen, Granite Counters, High Ceilings, Kitchen Island, No Stairs, Open Floorplan, Pantry, Primary Suite, Walk-In Closet(s)

Appliances            Dishwasher, Disposal, Microwave, Oven, Range, Refrigerator

Heating                Floor Furnace, Forced Air

Cooling                Central Air

Fireplace              Yes

# of Fireplaces        1

Fireplaces            Gas, Great Room

Stories                 One

**Exterior**

Lot Description        Corner Lot, Sprinklers In Front, Sprinklers In Rear

Roof                    Composition

**School Information**

District                School District 27-J

Elementary            Brantner

Middle                 Roger Quist

High                    Riverdale Ridge

**Additional Information**

Date Listed            May 14th, 2025

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