

\$2,950,000 - 13520 County Road 72, Greeley

MLS® #IR1025390

Listing Office: Hayden Outdoors - Windsor

\$2,950,000

4 Bedroom, 4.00 Bathroom, 5,047 sqft

Residential on 48 Acres

RE 5108, Greeley, CO

Myers Lake Estate is a unique opportunity to own a custom home with a private lake steps from the back porch. Through the beautiful fence and gate entry, the estate home boasts approximately 5,047 square feet of living space and is situated on over 48 acres, featuring a 20-acre lake. Nestled between Eaton and Windsor communities, this private estate offers a beautiful Colorado front-range setting. The heart of the beautiful home features an open floor plan with a large eat-in kitchen, formal dining room, and living area with a stunning rock fireplace as a focal point. The updated kitchen features stainless appliances and a large commercial range with double ovens. The living room features large windows overlooking the lake and neighboring farmland against a background of the Rocky Mountains. The primary bedroom suite is spacious and has panoramic window views. The luxury primary bathroom features double sinks with added cabinets and counter space, a 10-shower head spa shower, and access to the two large walk-in closets. There are three additional bedrooms, bathrooms, and a spacious basement entertainment room. The grounds around the house are incredibly well thought out and manicured, complete with mature trees and maintained landscaping. A large patio with ample space for entertaining overlooks the private lake. Additionally, the property has a beautiful horse barn, corrals, pipe-fenced pasture of irrigated pasture with water rights. Systems include septic, propane



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heat, central air, and North Weld County Water District water supply. The caretaker residence is a 1,320-square-foot modular home with three bedrooms and two bathrooms located on a separate parcel with a separate entrance.

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Listing Courtesy of Hayden Outdoors - Windsor

Built in 1998

Essential Information

MLS® #	IR1025390
Price	\$2,950,000
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	1
Square Footage	5,047
Acres	48.00
Year Built	1998
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	13520 County Road 72
Subdivision	RE 5108
City	Greeley
County	Weld
State	CO
Zip Code	80631

Amenities

Parking Spaces	2
# of Garages	2

Interior

Appliances	Dishwasher, Refrigerator
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Heating	Forced Air, Propane
Fireplace	Yes
# of Fireplaces	1
Stories	Two

Exterior

Roof	Spanish Tile
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School Information

District	Eaton RE-2
Elementary	Eaton
Middle	Eaton
High	Eaton

Additional Information

Date Listed	January 29th, 2025
Zoning	Ag (NEC)

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