

\$1,999,900 - 12648 Waterside Lane, Longmont

MLS® #IR1031878

Listing Office: milehimodern - Boulder

\$1,999,900

5 Bedroom, 5.00 Bathroom, 5,287 sqft

Residential on 1 Acres

Pelican Shores PUD 2nd Amd Pudf20-0005, Longmont, CO

MOTIVATED SELLER This property comes with a 1-0 rate buydown, reducing the buyer's interest rate by 1% for the first year of their loan. Buyer is not obligated to use Gavin Ekstrom of CrossCountry Mortgage to have offer accepted however must use Gavin Ekstrom to receive the buydown. Team Gavin can issue loan approvals in as little as 5 days and close in 10. Restrictions apply. Gavin Ekstrom NMLS220170. Luxury lakefront living in this custom-built home located in the gated Pelican Shores North community. Positioned backing to a 100-acre preserve and a private lake that you can water ski, wakeboard and jet ski on, this residence offers panoramic mountain, lake and river views and seamless access to the St. Vrain River for tubing or kayaking. A large, circular driveway leads up to a covered front porch, inviting entry into the main level flowing with hickory wood flooring. Enjoy entertaining in the great room boasting vaulted ceilings, a gas fireplace with 20" stonework and deck access. A chef's kitchen is equipped with custom cabinetry, granite countertops, a walk-in pantry and stainless steel appliances. The main level is complete with an office, 3/4 bath, mudroom and laundry room. An upper-level primary suite showcases a 5-piece bath, walk-in closet and a private deck. Downstairs, a finished walkout basement features a fireplace, office and gym plus some additional space to turn into a home theater, game room, or whatever you can imagine! Escape outdoors to the backyard flaunting two



firepit areas and a private beach with a gazebo.

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Listing Courtesy of milehimodern - Boulder

Built in 2013

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | IR1031878 |
| Price | \$1,999,900 |
| Bedrooms | 5 |
| Bathrooms | 5.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 5,287 |
| Acres | 1.10 |
| Year Built | 2013 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Active |

Community Information

| | |
|-------------|----------------------------------------|
| Address | 12648 Waterside Lane |
| Subdivision | Pelican Shores PUD 2nd Amd Pudf20-0005 |
| City | Longmont |
| County | Weld |
| State | CO |
| Zip Code | 80504 |

Amenities

| | |
|----------------|----------------------------------------------|
| Amenities | Park, Pool, Trail(s) |
| Utilities | Electricity Available, Natural Gas Available |
| Parking Spaces | 3 |
| # of Garages | 3 |

Interior

| | |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | Eat-in Kitchen, Kitchen Island, Open Floorplan, Pantry, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar |
| Appliances | Dishwasher, Double Oven, Microwave, Refrigerator |

| | |
|------------|------------------|
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Gas, Living Room |
| Stories | Two |

Exterior

| | |
|-------------------|---------------------------------------|
| Exterior Features | Balcony |
| Lot Description | Level, Sprinklers In Front |
| Windows | Double Pane Windows, Window Coverings |
| Roof | Composition |

School Information

| | |
|------------|------------------------|
| District | St. Vrain Valley RE-1J |
| Elementary | Mead |
| Middle | Mead |
| High | Mead |

Additional Information

| | |
|-------------|------------------|
| Date Listed | April 23rd, 2025 |
| Zoning | RES |

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