

\$1,150,000 - 5557 Aspen Avenue, Erie

MLS® #IR1034285

Listing Office: The Agency - Boulder

\$1,150,000

4 Bedroom, 4.00 Bathroom, 3,774 sqft

Residential on 1 Acres

Carmacar Ranchettes, Erie, CO

Discover a truly rare opportunity in the heart of Erie-where peaceful rural living meets proximity to town. This remarkable property offers unparalleled privacy, breathtaking mountain views, and room to grow. The beautifully renovated 3-bedroom, 2-bath main home spans 2,200 sqft and is filled with light, modern finishes, and thoughtful design. A large, covered pergola off the kitchen invites seamless indoor-outdoor living, perfect for entertaining or relaxing in the crisp Colorado air. In addition to the main residence, a charming 640 sqft detached studio apartment with private entrance, bath, and kitchenette provides flexible space for guests, rental income, or a personal retreat. At the rear of the property, a stunning 2,300 sqft barn expands the possibilities. Half has been thoughtfully converted into a four-room guest suite featuring vaulted ceilings and a 3/4 bath-ideal for a home business, guest quarters, future in-law suite, or rental income property. The remaining barn space includes four professional-grade horse stalls and generous storage, which could be used as a four-car garage. Surrounded by other large-acreage homes and framed by panoramic Front Range views, this is one of the most versatile and inspiring properties in the Erie area. Situated on 1.2 serene acres just 6 minutes from downtown Erie's restaurants, Rec Center, and library. Whether you're seeking a multigenerational haven, income-generating potential, a tranquil retreat with equestrian



amenities, or farm life with animals...this unique property is ready to welcome you home.

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Listing Courtesy of The Agency - Boulder

Built in 1975

Essential Information

MLS® #	IR1034285
Price	\$1,150,000
Bedrooms	4
Bathrooms	4.00
Full Baths	1
Square Footage	3,774
Acres	1.28
Year Built	1975
Type	Residential
Sub-Type	Single Family Residence
Status	Pending

Community Information

Address	5557 Aspen Avenue
Subdivision	Carmacar Ranchettes
City	Erie
County	Weld
State	CO
Zip Code	80516

Amenities

Utilities	Cable Available, Internet Access (Wired), Natural Gas Available
Parking Spaces	4
Parking	RV Access/Parking
# of Garages	4

Interior

Interior Features	In-Law Floorplan, Kitchen Island, No Stairs, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Microwave, Oven, Refrigerator, Self Cleaning

	Oven, Trash Compactor, Washer, Water Softener
Heating	Forced Air, Hot Water
Cooling	Air Conditioning-Room, Central Air
Fireplace	Yes
Fireplaces	Dining Room, Gas
Stories	One

Exterior

Lot Description	Corner Lot
Windows	Bay Window(s), Double Pane Windows, Skylight(s), Window Coverings
Roof	Composition
Foundation	Raised

School Information

District	St. Vrain Valley RE-1J
Elementary	Soaring Heights
Middle	Soaring Heights
High	Erie

Additional Information

Date Listed	May 16th, 2025
Zoning	RES

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