

904 PIONEER DR.
MILLIKEN, CO 80543
\$350,000



LIKE-NEW TELLURIDE FLOOR PLAN BUILT IN 2018 BY WINDMILL HOMES ON
one of the largest corner lots in Settlers Village.

3 BED / 2 BATH



WWW.SALLTEAM.COM

BRETT & BRITTANY SALL

BROKER ASSOCIATES

(970) 795-2848

INFO@SALLTEAM.COM

This ranch style home has a spacious and open layout with all of your living on the main level.

FEATURES A FULL, UNFINISHED BASEMENT WITH 9' FOUNDATION WALLS.



WARM TONES THROUGHOUT INCLUDING

beautiful paint colors, engineered hardwood flooring,

GRANITE COUNTERTOPS AND UPGRADED TILE AND FIXTURES.



Visit
WWW.SALLTEAM.COM
for full details

(Hint: Scan this QR code using the camera app on your phone)



Details

Full Unfinished Basement
2 Car Attached Garage
Built in 2018
Forced Air Heating
Central Air Conditioning

NEIGHBORHOOD

Settlers Village
\$100/Year HOA Fee
Centennial Crossing Metro #2

TAXES

\$2,120 (2018)

WELD RE-5J SCHOOL DISTRICT

Knowledge Quest Academy
(K-8th Charter)
Milliken Elementary
Milliken Middle
Roosevelt High

Inclusions

WINDOW COVERINGS
GAS RANGE/OVEN
DISHWASHER
MICROWAVE

Exclusions

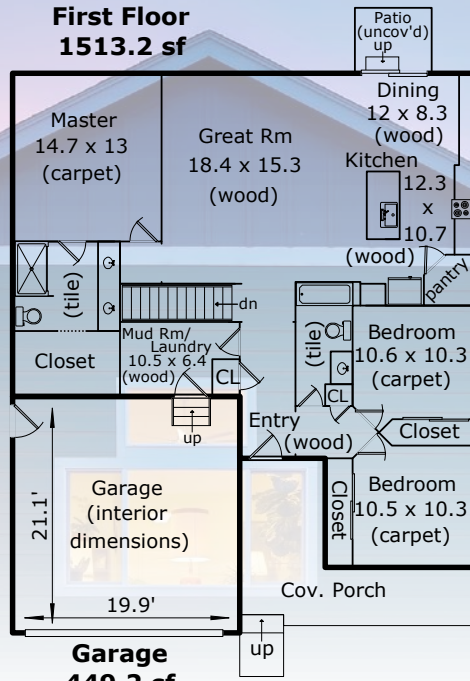
SELLER'S PERSONAL PROPERTY
CLOTHES WASHER/DRYER
REFRIGERATOR

Visit

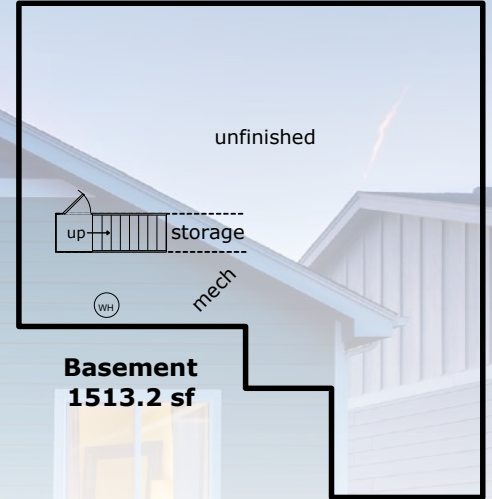
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for lending options

First Floor 1513.2 sf



**Garage
449.2 sf**
(exterior dimensions)



Basement 1513.2 sf

**904 Pioneer Dr.
Milliken, CO.
Total Sq Ft: 3026
Total Finished Sq Ft: 1513
Finished w/o Basement: 1513
Basement Sq Ft: 1513
Basement Finish: 0%**

Scope of Work is on our website
www.appraisaldimensions.com
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Other highlights include

CEDAR PRIVACY FENCE ALREADY INSTALLED –
SELLER IS OFFERING \$5,000 FOR BACKYARD LANDSCAPING.

CLOSE PROXIMITY TO THE THOMPSON RIVERS PARKS & RECREATIONAL DISTRICT
AMENITIES INCLUDING THE MILLIKEN POOL (NEW EXPANSION COMING SOON),
BEAUTIFUL SAPPINGTON PARK AND KNOWLEDGE QUEST ACADEMY.



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