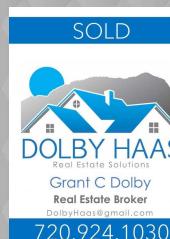


## Features include:

- **Bedrooms - 4**
- **Bathrooms (full) - 1**
- **Bathrooms (3/4th) - 1**
- **Bathrooms (half) - 1**
- **Square Feet - 2,446 fin. sq. ft.**
- **Lot Size - 5,227 sq. ft.**



# 12851 Billingsley Trl, Parker, CO 80134

## 2 Story backing to Open Space in Anthology at Stroh's Ranch

**\$730,000**



Call or Text SHOW to 720-515-1802 to Arrange a Tour or to Learn More.

Built in 2020 by Century Communities and ideally set on a quiet interior street backing to open space, this gorgeous 2 story blends contemporary style with everyday comfort in the desirable community Anthology. Offering 2,446 finished sq ft with an additional 1,067 sq ft unfinished basement, this residence provides refined living today with room to expand tomorrow.

A welcoming covered front porch leads into a bright foyer where high ceilings and expansive double pane windows create an immediate sense of openness. The main level unfolds into a seamless open floorplan featuring a cozy gas fireplace with log detail, perfect for gathering and relaxing.

The stunning kitchen is a chef's delight and features a generous island with breakfast bar seating, solid granite countertops, stainless steel appliances including a gas cooktop, pantry storage, and effortless flow to the sun drenched dining area is ideal for entertaining or quiet evenings at home.

Upstairs is a versatile loft area, perfect as a family room, study zone, or media retreat. The primary suite serves as a private sanctuary, complete with open space views, a spacious walk-in closet with a window and a luxurious 4-piece bath. Upper level includes 3 more bedrooms, a full bath with double vanities, and a conveniently located laundry room enhances everyday ease.

The full basement is stubbed and has plenty of space for expansion and for all your storage needs. Additional amenities include central A/C and Smart ceiling fans. The radon mitigation system and sump pump provide peace of mind, while the drywalled 2 car garage enhances everyday functionality.

Outdoor living is equally inviting. Step onto the private pergola covered patio and enjoy open space views, professional landscaping, a fenced yard with a sprinkler system.

Ideally situated within walking distance to the community pool, clubhouse, park, and trails. Close proximity to downtown Parker, top rated schools, shopping, dining, and easy access to major highways, offering exceptional convenience without sacrificing tranquility. A fantastic opportunity to enjoy newer construction, peaceful surroundings, and vibrant community amenities all in a premier Douglas County setting.



Grant Dolby  
Broker



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Equal Housing. Information believed to be accurate but is not guaranteed

