

# \$2,000,000 - 1532 Moraine Circle 40, Steamboat Springs

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MLS® #S1057167

**\$2,000,000**

3 Bedroom, 4.00 Bathroom, 2,058 sqft

Residential on 0.04 Acres

CORNERSTONE, Steamboat Springs, CO

Welcome to your mountain escape at Cornerstone, where luxury meets comfort just 1/2 mile from the base of the Steamboat Ski Resort. This gorgeous and spacious 3-bedroom plus second living area, 3.5-bathroom townhouse with a 1-car heated garage offers 2,058 sq. ft. of thoughtfully designed living space, ideal for relaxing, entertaining, and soaking in the mountain lifestyle. From the moment you step inside, you'll feel the warmth of rich wood finishes, hand-hewn log railings, and custom touches throughout. The open-concept main floor invites conversation and connection, featuring a cozy living room with a gas fireplace, a 70" HDTV, and large windows. This end unit has extra windows to let the light in. The chef's kitchen is a true standout—fully equipped with professional-grade cookware, gas range, granite counters, and more. Whether hosting an après-ski dinner or summer BBQ, every tool you need is at your fingertips. Three beautifully appointed bedrooms, each offering privacy and comfort. The primary suite features a private en-suite bath, a walk-in shower, and stone finishes. Enjoy a bonus large family room area for games, an extra sleeping area, or movie watching. Community amenities include two large outdoor hot tubs and a pool, perfect for unwinding after a day on the slopes. Store your gear in the heated garage and take advantage of the free city shuttle for effortless access to the ski base, downtown Steamboat, and all the charm of the



Yampa Valley. In minutes, you can be skiing, mountain biking, hiking, golfing, shopping, dining, playing tennis/pickleball, enjoying music at Strings in the Mountains, or fishing on the Yampa River. Whether you're seeking a vacation home, rental investment, or year-round mountain living, this exceptional property delivers comfort, location, and that unmistakable Steamboat charm. Don't miss your chance to own a slice of Colorado luxury—schedule your private tour today!

Built in 2006

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | S1057167               |
| Price          | \$2,000,000            |
| Bedrooms       | 3                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,058                  |
| Acres          | 0.04                   |
| Year Built     | 2006                   |
| Type           | Residential            |
| Sub-Type       | Townhouse              |
| Style          | Contemporary, Mountain |
| Status         | Closed                 |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 1532 Moraine Circle 40 |
| Area        | Mountain Area          |
| Subdivision | CORNERSTONE            |
| City        | Steamboat Springs      |
| County      | Routt                  |
| State       | CO                     |
| Zip Code    | 80487                  |

**Amenities**

|           |                                                                        |
|-----------|------------------------------------------------------------------------|
| Utilities | Cable Available, Natural Gas Available, High Speed Internet Available, |
|-----------|------------------------------------------------------------------------|

|              |                                                    |
|--------------|----------------------------------------------------|
|              | Phone Available, Trash Collection, Sewer Connected |
| Parking      | Attached, Garage                                   |
| # of Garages | 1                                                  |
| View         | Mountain(s)                                        |
| Has Pool     | Yes                                                |
| Pool         | Community                                          |

### Interior

|                   |                                                                         |
|-------------------|-------------------------------------------------------------------------|
| Interior          | Carpet, Tile, Wood                                                      |
| Interior Features | Fireplace                                                               |
| Appliances        | Dishwasher, Disposal, Gas Range, Microwave, Refrigerator, Dryer, Washer |
| Heating           | Natural Gas, Radiant                                                    |
| Fireplace         | Yes                                                                     |
| # of Fireplaces   | 1                                                                       |
| Fireplaces        | Gas                                                                     |
| Basement          | None                                                                    |

### Exterior

|                 |                                    |
|-----------------|------------------------------------|
| Exterior        | Wood Frame                         |
| Lot Description | Near Ski Area, Near Public Transit |
| Roof            | Composition                        |
| Construction    | Wood Frame                         |

### School Information

|            |                   |
|------------|-------------------|
| Elementary | Soda Creek        |
| Middle     | Steamboat Springs |
| High       | Steamboat Springs |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 12th, 2025 |
| HOA Fees       | 11580            |
| HOA Fees Freq. | Annually         |

### Listing Details

|                |                                          |
|----------------|------------------------------------------|
| Listing Office | Steamboat Sotheby's International Realty |
|----------------|------------------------------------------|



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Listing information last updated on November 1st, 2025 at 1:06am MDT