

\$3,570,000 - 2280 Clubhouse Drive, Steamboat Springs

MLS® #S1058171

\$3,570,000

4 Bedroom, 5.00 Bathroom, 3,967 sqft

Residential on 0.45 Acres

COUNTRY CLUB HIGHLANDS, Steamboat Springs, CO

This exceptional 4-bedroom mountain home is perfectly perched on a 0.45-acre lot, offering timeless design, thoughtful craftsmanship, and some of the most breathtaking views in Steamboat Springs. At the end of a quiet cul-de-sac, owners can enjoy unmatched privacy, accompanied by the added peace of mind that the adjacent lot sits undeveloped and is owned by Mt. Werner Water District. The 3,967 square foot home was designed by architect Bob McHugh and masterfully built by renowned builder Don Tudor. Whether gazing straight up Fish Creek Canyon, out at the majestic Sleeping Giant, or the manicured greens of Rollingstone Ranch Golf Course, every window frames a picture-perfect scene. The main level features a grand two-story living room with soaring ceilings, tall stone fireplace, and walls of windows that flood the space with natural light. From here, step out onto a commanding deck—a true overlook of the valley where you can catch sunsets and listen to Fish Creek rumbling below. Walk straight into the kitchen from the oversized 2-car garage and enjoy the main-level primary suite with access to the deck and an ensuite bath. Upstairs, you’ll find a loft, and two spacious bedrooms with abundant closet space, each en-suite. The lower-level family room features a generous second living area with a stone fireplace, a mini wet bar and a covered walk-out patio. There is also a spacious 4th bedroom, full bathroom, a large



laundry room, storage room and a wine closet. There's A/C for summer comfort, a freshly stained exterior and newly painted interior. Running below the property is the Sanctuary Trail with over two miles of hiking and biking. During the winter, it's ski in/out with cross-country skiing and snowshoeing. For the golfers, there is a golf course membership to the Rollingstone Ranch Golf Club included. Don't miss this home with a bright and clean design that was built to last, located in one of Steamboat's most serene and coveted neighborhoods.

Built in 1991

Essential Information

MLS® #	S1058171
Price	\$3,570,000
Bedrooms	4
Bathrooms	5.00
Full Baths	2
Half Baths	1
Square Footage	3,967
Acres	0.45
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2280 Clubhouse Drive
Area	Mountain Area
Subdivision	COUNTRY CLUB HIGHLANDS
City	Steamboat Springs
County	Routt
State	CO
Zip Code	80487

Amenities

Utilities	Electricity Available, Natural Gas Available, Sewer Available, Trash Collection, Water Available, Sewer Connected
Parking	Attached, Garage
# of Garages	2
View	Golf Course, Mountain(s), Valley

Interior

Interior	Carpet, Tile
Interior Features	Wet Bar, Built-in Features, Ceiling Fan(s), Eat-in Kitchen, Fireplace, High Ceilings, Jetted Tub, Kitchen Island, Primary Suite, Utility Sink, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Bar Fridge, Cooktop, Dishwasher, Microwave, Oven, Refrigerator, Dryer, Washer
Heating	Forced Air
Cooling	1 Unit
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
# of Stories	3
Has Basement	Yes
Basement	Finished

Exterior

Exterior	Stone, Wood Siding
Lot Description	Landscaped, Many Trees, See Remarks
Roof	Composition
Construction	Stone, Wood Siding

School Information

Middle	Steamboat Springs
High	Steamboat Springs

Additional Information

Date Listed	May 23rd, 2025
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Listing Details

Listing Office	Steamboat Sotheby's International Realty
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