

# \$795,000 - 179a Navajo Road, Arboles

MLS® #823968

**\$795,000**

3 Bedroom, 2.00 Bathroom, 1,866 sqft  
Residential on 14.96 Acres

None, Arboles, CO

Anglerâ€™s Paradise on the Piedra River â€“  
14.96 Acres of Serenity and Fishing Bliss.  
Welcome to your dream riverfront retreat!  
Nestled on 14.96 acres with a coded enter gate. This rare gem sits on the Piedra River, offering unmatched access to world-class fishing right out your back door. Whether you're casting a line or soaking in the views, this is the ultimate escape for outdoor enthusiasts. This well-maintained furnished 3-bedroom, 1 ¾-bath home features 1,866 square feet of comfortable living space, highlighted by a beautiful covered back porch, perfect for relaxing after a day on the river or hosting friends and family. The property is abundant with wildlife, and expansive open space to enjoy the quiet beauty of nature. Located just 3 miles from the turnoff to Navajo Lake, you'll have quick access to one of Coloradoâ€™s premier lake recreation areas. Enjoy boating, swimming, and of course, even more fishing in a stunning high desert setting. Whether you're looking for a full-time residence or a weekend fishing getaway, this property offers a rare blend of privacy, water access, and natural beauty. Bring your fly rod and start living the Colorado river life today!

Built in 2016

## Essential Information

MLS® #	823968
Listing Price	\$795,000



Bedrooms	3
Bathrooms	2.00
Full Baths	1
Square Footage	1,866
Acres	14.96
Year Built	2016
Type	Residential
Sub-Type	Stick Built
Style	Ranch
Status	Sold

### **Community Information**

Address	179a Navajo Road
Area	PS05 (Pagosa West)
Subdivision	None
City	Arboles
County	Archuleta
State	CO
Zip Code	81121

### **Amenities**

Utilities	Electricity Available, Natural Gas Available
# of Garages	2
Garages	Attached Garage
View	Stream/River
Waterfront	River

### **Interior**

Interior Features	All Furnishings
Appliances	Refrigerator, Washer, Dishwasher, Dryer, Range/Oven
Heating	Natural Gas
Stories	One Story

### **Exterior**

Exterior Features	Covered Porch
Construction	Wood Frame
Foundation	Crawl Space

### **School Information**

Elementary	Ignacio K-6
Middle	Ignacio 7-8
High	Ignacio 9-12

### **Additional Information**

Date Listed	May 10th, 2025
Zoning	Residential Single Family
Data Source	Cren MLS

### **Listing Details**

Listing Office	Berkshire Hathaway HomeServices Colorado Properties
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