

Phantom Canyon Heights 75 +/-
757 County Rd 863
Victor, CO 80860

\$1,400,000
75± Acres
Teller County



**Phantom Canyon Heights 75 +/-
Victor, CO / Teller County**

SUMMARY

Address

757 County Rd 863 null

City, State Zip

Victor, CO 80860

County

Teller County

Type

Hunting Land, Recreational Land, Business Opportunity

Latitude / Longitude

38.672311 / -105.075625

Taxes (Annually)

\$1,048

Dwelling Square Feet

2,800

Bedrooms / Bathrooms

3 / 2.5

Acreage

75

Price

\$1,400,000

Property Website

<https://greatplainslandcompany.com/detail/phantom-canyon-heights-75-/teller/colorado/112370/>



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PROPERTY DESCRIPTION

Welcome to Phantom Canyon Heights - 75±

Experience this extraordinary legacy property that combines a perfect blend of luxury, comfort, and mountain adventure at Phantom Canyon Heights, a custom-built home nestled on approximately 75 pristine acres in the heart of Colorado's breathtaking high country. Surrounded by Aspen groves, expansive mountain views, and abundant wildlife, this remarkable property offers the privacy and tranquility that outdoor enthusiasts and luxury homebuyers have been searching for.

This stunning 2,800-square-foot custom residence features three spacious bedrooms and three beautifully appointed bathrooms, thoughtfully designed to combine rustic charm with modern industrial elegance. From the moment you step inside, you'll be captivated by the vaulted ceilings, exposed wooden beams, and the warm, inviting atmosphere that makes this home truly one of a kind. Leathered granite countertops, high-end finishes, and quality craftsmanship are showcased throughout the open-concept living space, creating an ideal setting for both everyday living and entertaining.

One of the home's most impressive features is the dramatic triple-panel collapsible glass door that seamlessly connects the interior living area to a professionally designed heated concrete patio. Whether you're hosting friends for a summer barbecue, enjoying a quiet morning coffee while taking in the mountain scenery, or relaxing beneath a canopy of stars, this exceptional indoor-outdoor living space can be enjoyed year-round.

Designed with entertainment in mind, the spacious lower level includes a dedicated theater room where family and friends can gather for movie nights, sporting events, or gaming. At the back of the theater, a fully equipped bar provides the perfect space for serving popcorn, refreshments, cocktails, and snacks, making every gathering feel like a special occasion.

Outdoor recreation is second to none. Located within coveted GMU 581 at approximately 10,000 feet in elevation, this property sits in the heart of premier elk country, offering exceptional hunting opportunities with over-the-counter elk tags available. Wildlife is abundant, and the surrounding landscape provides endless opportunities for hiking, ATV riding, horseback riding, and exploring the Colorado backcountry. Just minutes away, Skaguay Reservoir offers excellent fishing, kayaking, and additional recreational activities, making this an ideal basecamp for year-round adventure.

Whether you're searching for a full-time mountain residence, a private retreat, or an exceptional recreational property, Phantom Canyon Heights delivers an unmatched combination of luxury, privacy, and outdoor lifestyle.

Don't miss this "Must Have" opportunity to own a truly unforgettable Colorado mountain property where every day feels like a getaway.

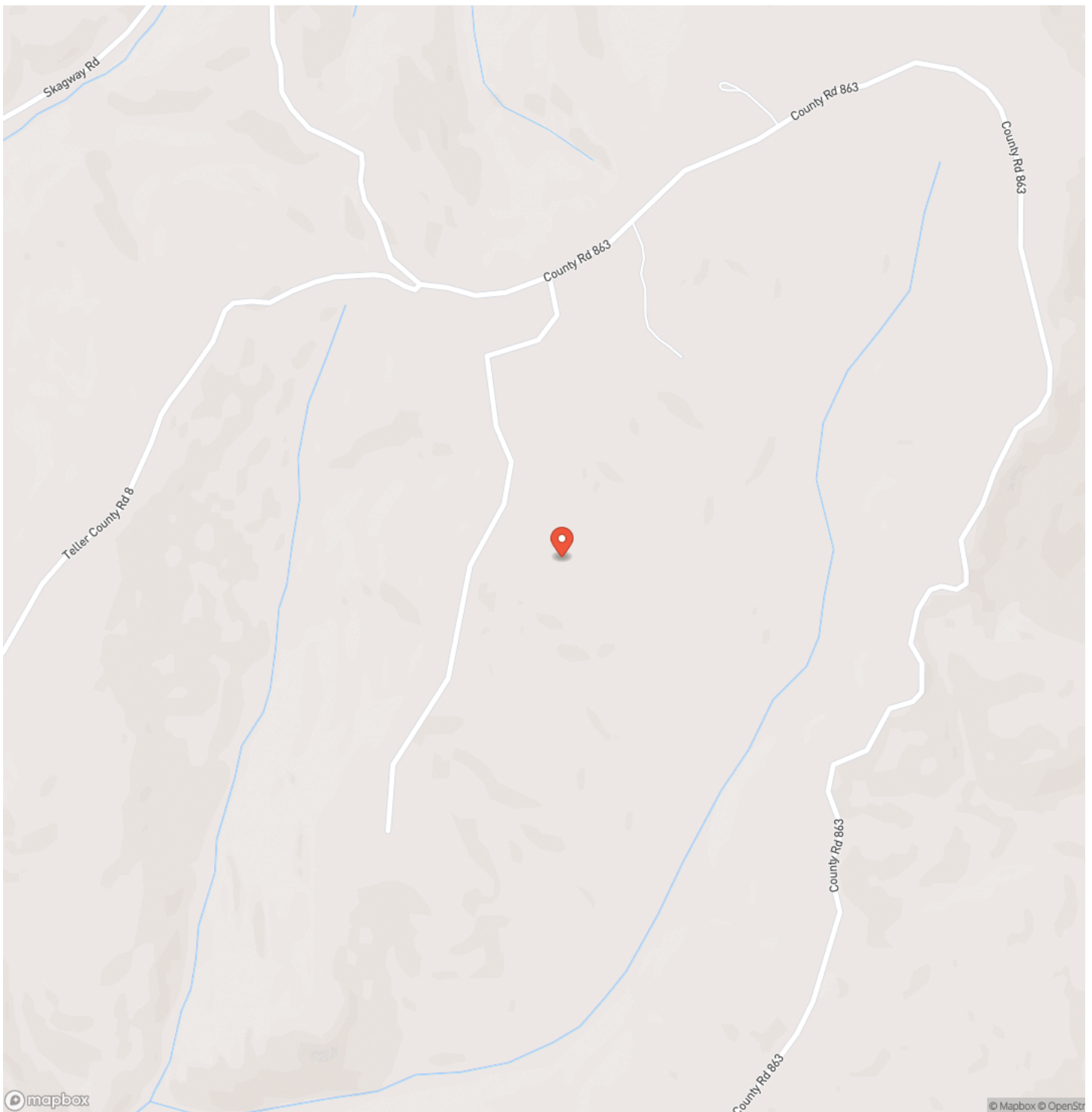
Call for an exclusive showing



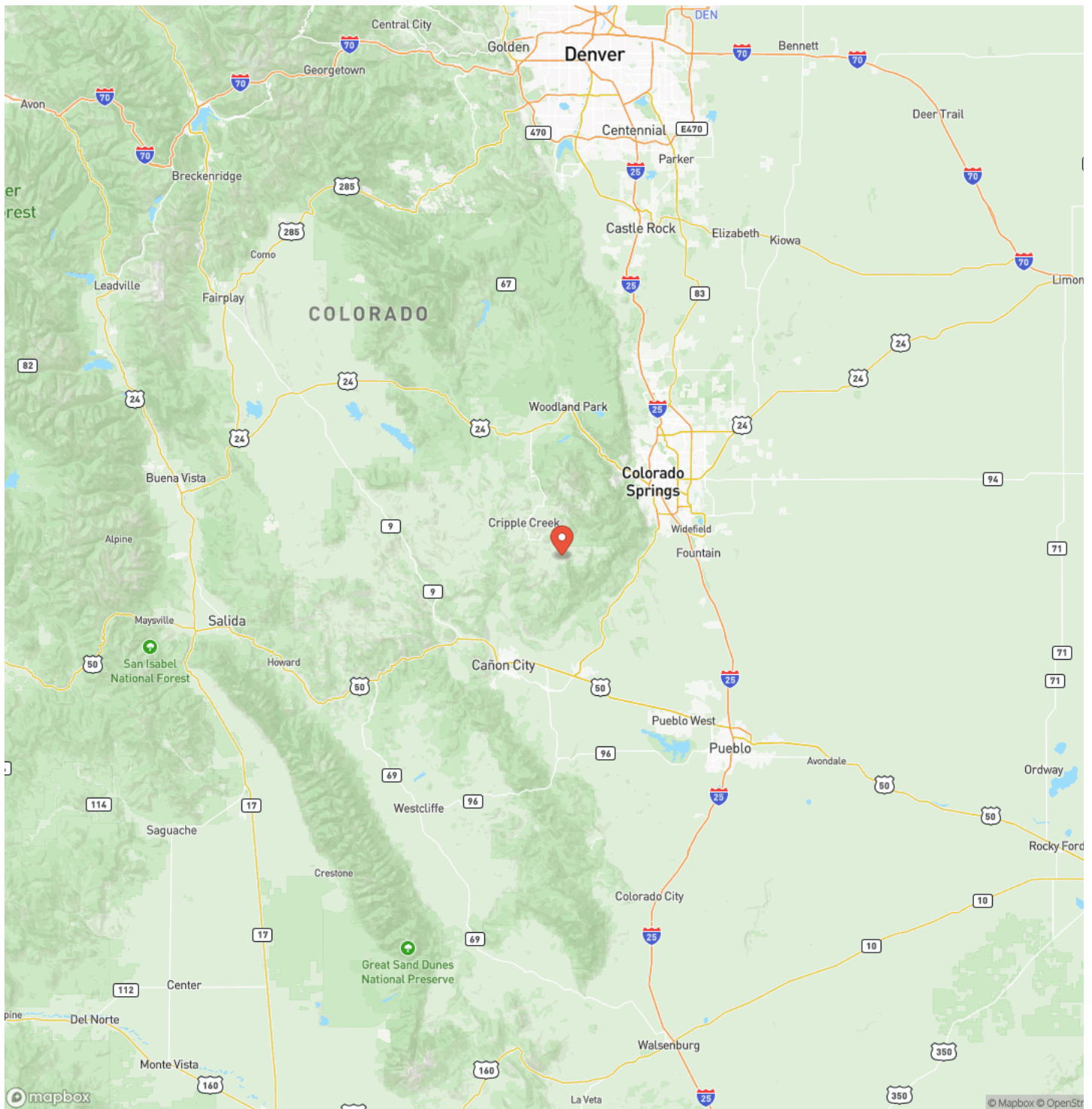
**Phantom Canyon Heights 75 +/-
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Locator Map



Locator Map



Satellite Map



**Phantom Canyon Heights 75 +/-
Victor, CO / Teller County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Clint Whiting

Mobile

(719) 387-9375

Email

clint@greatplains.land

Address

City / State / Zip

Divide, CO 80814

NOTES

[illegible]

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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