



## GOTT MOUNTAIN SANCTUARY

SEDALIA, COLORADO | 162 ACRES | \$2,296,000

Gott Mountain Sanctuary is a 162-acre mountain retreat spanning three parcels, nestled on the southern slopes of Gott Mountain at the end of a private road. The property features a private canyon of steep terrain and lush evergreen forests, approximately 1,400 feet of year-round Jackson Creek frontage, and three secluded waterfalls. The hand-crafted 2,505-square-foot contemporary mountain home blends seamlessly with its surroundings. With a forestry management plan maintaining agricultural status for low property taxes, and the land divided into three lots, the sanctuary provides a serene, integrated mountain retreat with potential for additional development.

Gott Mountain Sanctuary is ideal as a primary residence for anyone seeking a private mountain retreat. It offers a wonderful combination of privacy, natural beauty, and distinctive water features that are hard to find elsewhere.





## PROPERTY HIGHLIGHTS

- Private canyon with steep terrain and lush evergreen forests
- 3 contiguous parcels totaling 162 acres
- Approximately 1,400 feet of year-round Jackson Creek frontage, including 3 private waterfalls
- Constant wildlife sightings (elk, deer, bears, mountain lions, turkeys)
- Forestry Management Plan in place to maintain agricultural status for low property taxes
- Architecture that harmonizes with the natural surroundings and human inhabitants
- 2-miles to Pike National Forest Boundary and unlimited recreation.





## IMPROVEMENTS

The hand-crafted contemporary mountain home spans 2,505 square feet, and is carefully positioned to embrace passive solar warmth on sunny winter days. Thoughtfully designed across multiple levels, abundant natural light spills in from the many well-placed windows, clerestory windows and skylights. The combination of Trombe walls for thermal mass, operable skylights and clerestory windows for airflow, with multiple outdoor living spaces creates an indoor-outdoor living environment that is integrated with its surroundings and soul filling for the occupants.

With meticulous attention to detail, recent enhancements have refreshed and modernized every bit of this residence, creating a welcoming environment, functional, thoughtful. Enjoy cooking in a kitchen updated with premium appliances or relaxing in sunrooms and on spacious decks that provide ideal settings for gatherings or solitude.

- 2,505 square feet (per matterport drafts)
- 3 bedrooms, 2 bathrooms.
- Passive solar heating design, including Trombe walls and clerestory windows
- Multiple outdoor living spaces including a partially covered deck
- Outdoor fireplace and hot tub
- Modernized kitchen with Monogram range (2021) and Bosch dishwasher (2023)
- Updated baths featuring new fixtures and finishes (2021-2023)
- Extensive interior and exterior paint updates (2024-2025)
- New carpet and flooring (2024)
- New septic tank (2023), septic field (2019), and electrical systems upgrades (2025)
- High speed internet available through local company XtreamInternet



















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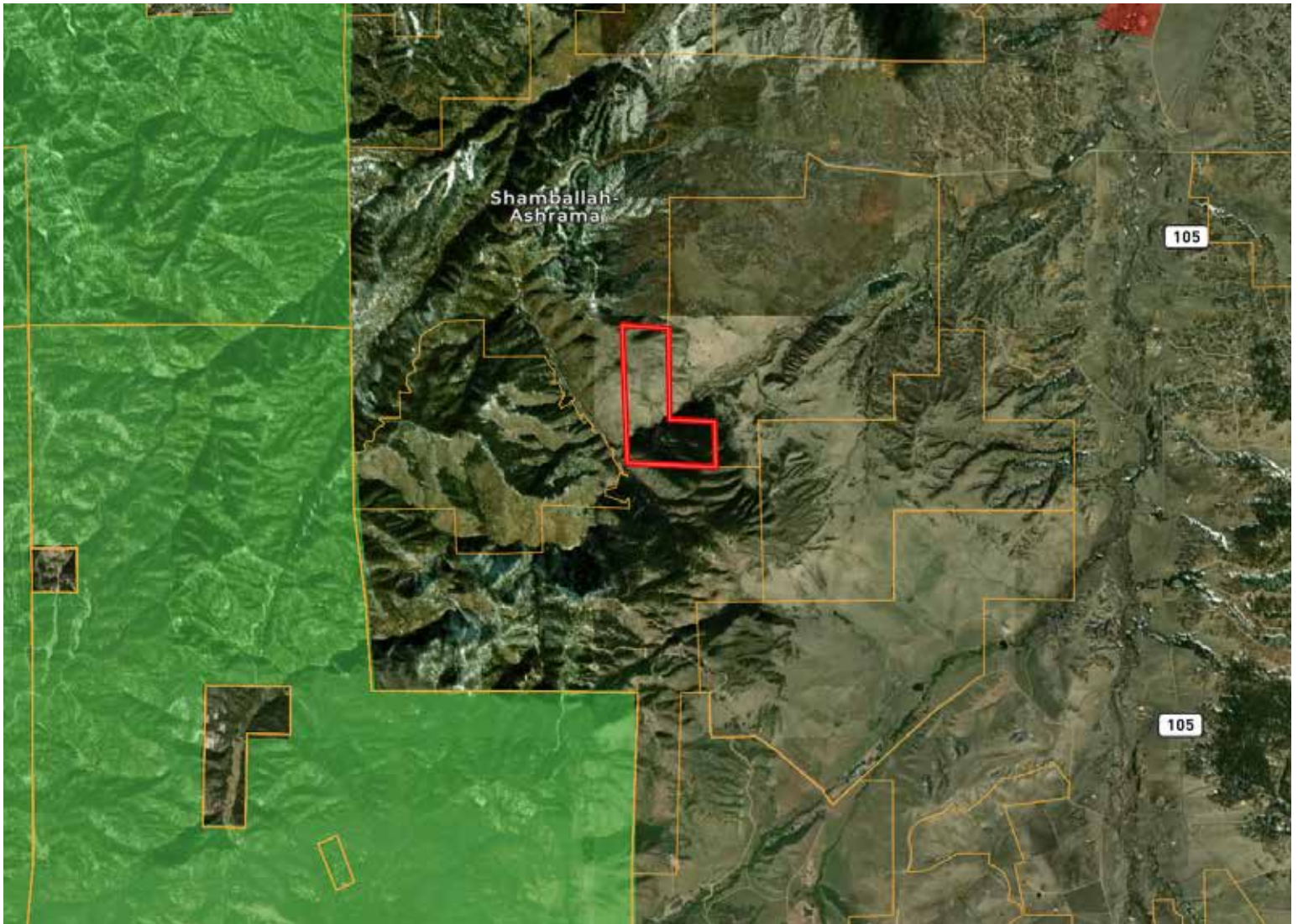


## LOCALE

Sedalia, Colorado offers the perfect balance of small-town charm and convenient access to urban amenities. Nestled along the eastern foothills of the Rockies, residents enjoy stunning mountain views, abundant open space, and a strong connection to nature. The area provides easy access to outdoor recreation, including hiking, biking, and horseback riding, as well as nearby Pike National Forest trails. Despite its peaceful, rural feel, Sedalia is just a short drive to Castle Rock, Highlands Ranch, and the Denver Tech Center, offering shopping, dining, entertainment, and excellent schools. With its quiet streets, friendly community, and proximity to both Denver and Colorado Springs, Sedalia provides a unique lifestyle that blends country living with modern convenience.

## SUMMARY

Gott Mountain Sanctuary is a 162-acre private mountain retreat in Sedalia, Colorado, offering a secluded canyon setting with evergreen forests, year-round Jackson Creek frontage, and three private waterfalls. Wildlife is abundant, with elk, deer, bears, and turkeys frequenting the property, and a forestry plan helps maintain favorable agricultural tax status. Consisting of three contiguous parcels, the sanctuary provides both exceptional privacy and future flexibility, making it a rare and peaceful Colorado foothills escape.



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