

# \$8,000,000 - 12795 Oak Cliff Way, Colorado Springs

MLS® #5889291

**\$8,000,000**

8 Bedroom, 10.00 Bathroom, 14,431 sqft  
Residential on 15.02 Acres

New Breed Ranch, Colorado Springs, CO

Exquisite. Iconic. Historic. This property is more than just an elegant residence; it's a chapter of local history, a hidden paradise in the Ponderosa pines, a retreat from the chaos and stress of ordinary life, a gathering place for the people and pursuits that matter most. This site was selected and the original home built by Robert Norris, a local legend and the original Marlboro Man.

Nestled at the edge of Black Forest and facing Pikes Peak, the property features every comfort and luxury. From the moment you come down the tree-lined drive through the automatic gates, you're enveloped with the peace and calm of the surrounding forest, the serenity of the Rocky Mountains and the quiet comforts of home.

While Norris completed his home here in 1961, the current owners took the home down to the studs for a no-expense-spared remodel and update completed in 2008. The result is an exemplary nod to modern luxury: high-quality, low-maintenance finishes that are elegant, yet worry-free.

The master suite and connecting bedrooms share a private courtyard with a fountain and outdoor fireplace, and overlook the home's tennis and pickleball courts, saltwater pool, grand lawns and lush landscaping.

Guest suites include private bathrooms and easy access to the entertaining wing off the loggia, including a theater and an indoor four-season arena for ice skating or hockey in the cooler months, and anything else you can



imagine year round: equestrian training, sports, a car collection or whatever your heart desires.

You won't find a better location: just a couple of minutes from I-25 and Colorado Springs' newest dining, entertainment and shopping developments, an hour's drive to DIA, 40 minutes to Denver's major shopping, healthcare and business centers, 30 minutes to Colorado Springs Airport.

Built in 1961

### Essential Information

MLS® #	5889291
Price	\$8,000,000
Bedrooms	8
Bathrooms	10.00
Full Baths	3
Square Footage	14,431
Acres	15.02
Year Built	1961
Type	Residential
Sub-Type	Single Family
Status	Active

### Community Information

Address	12795 Oak Cliff Way
Subdivision	New Breed Ranch
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80908

### Amenities

Utilities	Electricity, Generator, Natural Gas, Telephone, See Property Description Remarks
# of Garages	6
Garages	Drive Through, Even with Main Level, Garage Door Opener, Heated, Oversized, RV Garage, Workshop, See Property Description Remarks

## Interior

Interior Features	9Ft + Ceilings, Beamed Ceilings, Crown Molding, French Doors, Great Room, Vaulted Ceilings, See Prop Desc Remarks, 5-Pc Bath
Appliances	220v in Kitchen, Dishwasher, Disposal, Double Oven, Gas Grill, Gas in Kitchen, Hot Tap Dispenser, Kitchen Vent Fan, Microwave Oven, Refrigerator, Other
Heating	Hot Water, Natural Gas, Radiant, See Prop Desc Remarks
Cooling	Ceiling Fan(s), Central Air
Fireplace	Yes
# of Fireplaces	4
Fireplaces	Four, Gas, Main, See Prop Desc Remarks
Stories	Ranch
Has Basement	Yes

## Exterior

Exterior	Stone, Stucco
Lot Description	Backs to Open Space (OS), Cul-de-sac, Meadow, Mountain View, Trees/Woods, View of Pikes Peak, See Prop Desc Remarks
Roof	Tile
Construction	Existing Home
Foundation	Full Basement, Garden Level

## School Information

District	20-Academy
Elementary	DiscoveryCanyon
Middle	DiscoveryCanyon
High	DiscoveryCanyon

## Additional Information

HOA Fees	200.00
HOA Fees Freq.	Annual

## Listing Details

Listing Office	Engel & Volkers Colorado Sprgs
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