

📍 Mammoth Lakes

# Mammoth Lakes 71

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A modern townhouse in Mammoth's newest condo development, this home is a stylish retreat in the heart of year-round adventure.

Spend your days skiing and snowboarding at Mammoth Mountain, a 5-minute shuttle ride away, or explore a host of summer activities within strolling distance, from golf and cruiser bike paths to hiking trails at Snowcreek Meadow Preserve. Restaurants, shops and entertainment in downtown Mammoth Lakes are also a short walk away.

Newly constructed with hardwood floors, a stone fireplace and contemporary furnishings, this 3-bedroom, 3.5-bath townhouse evokes the feeling of a modern lodge with the privacy and warmth of a luxury residence. At the heart of the home is an open living area with vaulted ceilings, inviting seating areas and picture windows, allowing light to stream in.

Tastefully styled in mountain modern decor with muted blues and grays, leather accent furniture and a vintage, rough-sawn coffee table, the living room invites guests to gather on a large, sectional sofa with plush throw pillows after a day outside and get cozy in front of the gas fireplace or 64-inch AppleTV.

The living room flows seamlessly into the gourmet kitchen, where four industrial-chic stools at the breakfast bar add seating for lazy mornings over coffee or social cooking. With a 6-burner stove, stainless steel appliances and quartz countertops, your family chef (or chefs) will be right at home.

Steps away, an 8-seat formal dining table with a family-style bench will give you plenty of room to enjoy home-cooked dinners with views through French doors and picture windows. Just outside, a wrap-around deck with a 6-seat patio table and chairs overlooks the nearby meadow and creek, allowing for scenic meals outside on summer nights or apres-ski drinks on blue-bird days. The deck also features a char-broil gas grill.

Ideal for families, this 3-bedroom, 3.5-bath comfortably home sleeps up to 9 guests between a king-sized bed in the master suite, a queen-sized bed in the junior master, and a full-over-full Captains bunk bed with full trundle in the third bedroom.

Styled in modern mountain decor, the master and junior master suites have hardwood bed frames and night stands, plush carpet and nature-inspired artwork. These bedrooms also have flat-screen TVs, private patios and en-suite bathrooms - the master comes with a luxurious soaking tub.

The kid-friendly third bedroom, located on the upper level, has an oversized bean bag chair, plush carpet and vintage ski art. This room also has a flat-screen TV, Xbox 360, en-suite bath and private furnished deck.

On the main level, a private washer and dryer add convenience, along with a 2-car garage, allowing you to easily access Eagle Lodge, an 8-minute drive, and Canyon Lodge, a 10-minute drive.

In the winter, you will have varied terrain for every skier or rider in the family, including access to three terrain parks. Walk just 200 yards to the free Red Line shuttle stop. For days off-mountain, explore family-friendly snowshoeing trails, accessible from the shuttle, or fly through public, groomed trails on Nordic skis to the Minaret Vista.

In the summer, hop onto the paved city bike path or explore the hiking trails at Snowcreek Meadow Preserve, located a mere 15 yards away. Wander downtown, a 15-minute stroll, to enjoy restaurants, shopping and family-friendly entertainment, including a local bowling alley. You can also take the free



shuttle, which makes multiple stops downtown.

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