

Neighborhoods

With the great anticipation you have about your move to Pikes Peak Country, it's nice to know you have a number of choices to find the neighborhood that truly fits your lifestyle. The following is a sampling of what awaits you in Colorado Springs.

North

Bent Tree – Located east of Woodmoor, Bent Tree is a 400-acre development featuring custom building sites of 2-1/2 to 5 acres. The gently rolling, wooded land provides beautiful views of Pikes Peak and the Air Force Academy.

Cathedral Pines – Would you like to be closer to Colorado Springs? Do you want 2-1/2 acres with spectacular views, trees, trails and a community center? This new subdivision is located on one of the last treed pieces of ground in Northern El Paso County. It is only ten to fifteen minutes from everything on the north end of Colorado Springs. Much of it is surrounded by parkland with all the amenities in the park available by a short walk on one of the many trails throughout the subdivision.

Hawk Ridge – North of Monument, Hawk Ridge has 2.5 to 6 acre homesites offering homeseekers an option to live amidst beautiful natural settings.

Jackson Creek – Jackson Creek is located within the town of Monument. Residents enjoy breathtaking views of the front range, Pikes Peak and Air Force Academy. Easy access to I-25, Lewis Palmer Schools and many recreational activities makes Jackson Creek a wonderful place to live!

King's Deer – King's Deer is the premier custom home subdivision in northern El Paso County. Boundaries stretch from County Line Road on the north and Hwy. 105 on the south. There is easy access to I-25 north or south-bound, making the drive time to anywhere a quick, easy commute. Colorado Springs, Castle Rock, Highlands Ranch and Denver are just minutes away. Enjoy all of the sporting venues, art, shows, and shopping that these areas have to offer.

King's Deer includes a championship 18-hole golf course, spectacular views of Pikes Peak and the front range, miles of walking trails, a multi-use field, playground, fishing ponds, and a gazebo. King's Deer also boasts the newest, most innovative grade school in prestigious District 38. This district has some of the highest scores in Colorado with award-winning music, sports and academic programs. King's Deer has something for everyone!

All lots are at least 2.5 acres and consist of spectacular Peak view lots, golf course lots and treed lots.

Cathedral Pines – This subdivision is located on one of the last treed pieces of ground in Northern El Paso County. Lot sizes are 2.5 acres with spectacular views. It is only ten to fifteen minutes from the north end of Colorado Springs. Much of it is surrounded by parkland with many trails throughout the subdivision. There is also a community center for residents..

Northwest

Mountain Shadows Area – Just north of Garden of the Gods and west of Centennial Boulevard is Mountain Shadows, featuring a wide range of architectural styles. Situated between 6400 - 7100 ft. in elevation, pine-covered hills, mesas spotted with native oak and ridges of scenic rock outcroppings abound. Enjoy a linear trail system that winds through the neighborhoods to make this beautiful terrain accessible to all residents.

Peregrine – Just north of Mountain Shadows at the western end of Woodmen Road is Peregrine, a neighborhood unmatched for quality, beauty and sensitivity to what nature intended. The mountain convent of the Sisters of St. Francis stands in the heart of the valley. The Upper Peregrine and Hunters Point subdivisions offer spectacular views of the front range and city. Over 50% of Peregrine's 1,100 acres have been dedicated to open space.

Pinecliff – North of Garden of the Gods Road and west off I-25 is a lovely treed area in the bluffs with fabulous views. The developed area includes the upper reaches of the canyon ridge as well as the valley where homes surround a 300-acre city park that borders Pine Cliff on the north and west.

Rockrimmon – The Rockrimmon area, northwest of I-25 and Rockrimmon Boulevard with its convenient location to the major high tech employers, offers spectacular scenery and spacious homes nestled along the bluffs.

Woodmen Oaks and Woodmen Valley – Woodmen Valley has county-maintained roads, wells and septic systems (except in Thunderbird Estates and Pine Creek Estates). Large lots with pine trees, scrub oak and meadows. Horses may be allowed.

Northeast

Briargate – Directly east of I-25 and Academy Boulevard, is the master-planned community of Briargate. Briargate is a family-oriented community that features a full scope of housing from single family detached home to apartments and townhomes. Neighborhoods are identified with perimeter fencing and limited road access to provide for safe and pleasant living environments. Briargate is in Academy School District 20 with numerous parks, an inter-linking trail system and access to Pine Creek Golf Course.

Chapel Ridge – North central community of custom homes near Pine Creek Golf Course and Briargate Business Campus. Easily accessible via I-25 northeast of the Briargate interchange, exit 151. Features spectacular views of the front range.

Charter Greens – Billed as a clean-air community, homes feature natural gas appliances and conservation landscaping. The community overlooks Pine Creek Golf Club with incomparable mountain views. East of Hwy. 83, access is via Lexington off Old Ranch Road.

Cordera – Cordera is La Plata Investments, LLC's newest community that truly epitomizes the Colorado Springs lifestyle with spectacular views of the Black Forest and Pikes Peak and equally spectacular homes from Colorado's finest homebuilders. Add to that an extensive 4.5 mile inter-linking trail system, four neighborhood parks,

and an amenity-packed Community Center that features a pool and outdoor splash area. Plus, you will be nearby The Promenade Shops at Briargate and within the highly accredited Academy School District 20 schools.

Meridian Ranch – Just about anytime is play time at Meridian Ranch. Enjoy great trails and parks, perfect for walking and jogging. Play golf at the world-class Antler Creek Course. There is a rec center, community pool and award-winning builders providing quality and value in this exceptional neighborhood. District 49 schools.

Pine Creek – Located on one of Colorado Springs' most challenging golf courses, Pine Creek, Briargate's crown jewel of master-planned areas, features many of the area's premier builders. The community offers single-family, luxury patio and semi-custom homes. A limited number of custom home lots are also available. Pine Creek has easy access to shopping, restaurants and I-25. Pine Creek is in Academy School District 20. Visit the Pine Creek Village Center.

Historical Residential Areas



In Colorado Springs, historic preservation guidelines perpetuate a grid pattern of avenues, assure the preservation of mature vegetation and landscaping, and allow for the maintenance of the appearance of historic residential neighborhoods.

Styles of homes in Colorado Springs' historic residential districts include Georgian Square, Spanish and Colonial Revival, Queen Anne, Tudor, Craftsman, Bungalow, Gable and Victorian Frame, Mediterranean, Italianate, French Provincial, Folk Victorian and Neo-Classical.