

\$315,000 - 199 Private Drive 1728, Youngsville

MLS® #202504389

\$315,000

2 Bedroom, 1.00 Bathroom, 768 sqft

Residential on 5.00 Acres

N/A, Youngsville, NM

199 Private Drive 1728 in Youngsville sits on five acres with access to a private boat ramp and recreation area on Abiquiu Lake. Behind a motorized gate, the property offers both privacy and convenience. The 768-square-foot home, completed in 2020, was designed around the idea of efficient living. High ceilings, clerestory windows, and rounded corners create an easy flow through two bedrooms, a full kitchen, dining nook, living area, and three-quarter bath.

Energy-efficient windows and appliances, mini-split heating and cooling, and smart-home features are already in place. The home is tied to the grid, and the solar array helps offset electric costs, with the option to add battery backup if desired. Low-flow fixtures, low or no-VOC finishes, and fire-resistant siding contribute to its durability and efficiency. The property is served by a shared well with a reverse osmosis system and a conventional septic system. From the house, the views reach across Ghost Ranch, Cerro Pedernal, and Mesa Prieta—landscapes that define northern New Mexico. With gated entry, lake access, and a home designed for efficiency, this property offers a comfortable balance between setting and design.

Built in 2020

Listing Details

Listing Agent Jarred Conley



Listing Office New Mexico Real Estate Group

Essential Information

MLS® #	202504389
Price	\$315,000
Bedrooms	2
Bathrooms	1.00
Square Footage	768
Square Footage	768 SquareFeet
Acres	5.00
Year Built	2020
Type	Residential
Sub-Type	Modular Home
Style	Modular/Prefab, Other
Status	Active

Community Information

Address	199 Private Drive 1728
Area	39-Abiquiu
Subdivision	N/A
City	Youngsville
County	Rio Arriba
State	NM
Zip Code	87064

Amenities

Utilities	Electricity Available
Parking Spaces	20
Parking	None
Pool	None

Interior

Interior	Other, See Remarks
Interior Features	No Interior Steps
Appliances	Dishwasher, Dryer, Electric Cooktop, Electric Water Heater, Refrigerator, Tankless Water Heater, Washer, Water Purifier
Heating	Other, See Remarks
Cooling	Central Air, Other, Refrigerated, See Remarks
Stories	One

Has Basement	Yes
Basement	Crawl Space

Exterior

Exterior	Modular/Prefab
Roof	Other, See Remarks
Construction	Modular/Prefab

School Information

Elementary	Gallina
Middle	Coronado Middle School
High	Coronado High

Additional Information

Date Listed	September 24th, 2025
Days on Market	40
Zoning	CRAD



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