

640 DON NICOLAS



One of the most stunning and unique properties in the town of Taos, New Mexico. Own a unique piece of timeless Taos as a primary residence, investment property or luxury retreat close to plaza and a quick jaunt into the mountains for world class skiing. 640 Don Nicolas a legacy property for your portfolio.

4,378 sq. ft
Heated Living Space

3,179 sq. ft
Patios, Portals, Porches

WELCOME TO YOUR SOUTHWEST

Like haute couture this property is a statement piece of artistry. Bespoke design that marries classic southwest, middle eastern touches and modern elegance.



HOUSE FEATURES

5 bedrooms

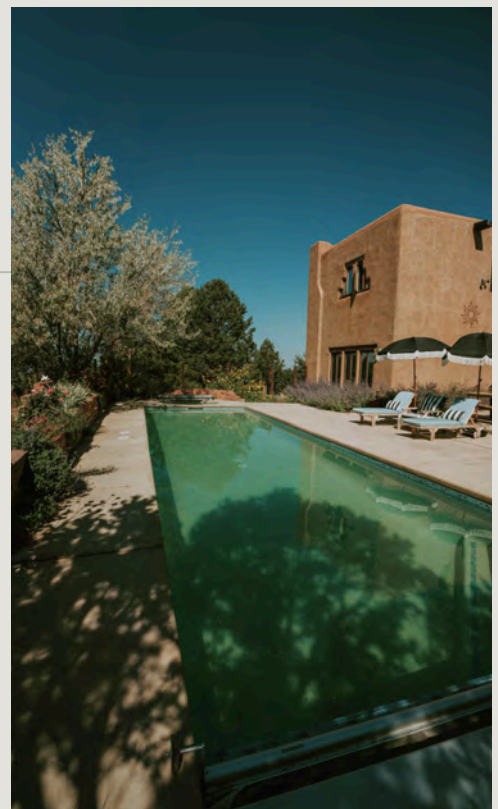
Two Primary suites, one upstairs and one down. Along with three other bedrooms for guests galore. No expense was spared on bedroom and bathroom renovations. Tasteful and gorgeous design choices.

5 en Suite Bathrooms

These remodeled bathroom are so luxurious. Especially the upstairs primary suite, soaking tube with views. Timeless tile work, and brilliant use of space in bathroom remodel.

Airbnb suite with kitchenette and private pool entrance

Air b & b gross numbers upon request. Owner booked rentals when traveling. Or the Lock-off pool suite in seasonal months.



THE HOUSE DETAILS

640 Don Nicolas is one of a kind in Taos, NM. Porches, portals and patios make for an incredible single family residence and investment property for events and hosting large parties.



The in ground heated lap pool and hot tub create the perfect summer fun and rental opportunities. This is a rare feature in Town of Taos.



HOUSE HISTORY

Built in 1995 - By William and Kathleen Eagleton, Ambassador Eagleton was the ambassador of the Middle East in the era of Ronald Reagan. 640 Don Nicholas was built as the Eagleton love nest. There are markings of his heritage throughout the estate in the form of Middle Eastern architectural features. They both had a great love for Northern New Mexico and that is felt in the construction and design elements of this magnificent home.



...AND NOW

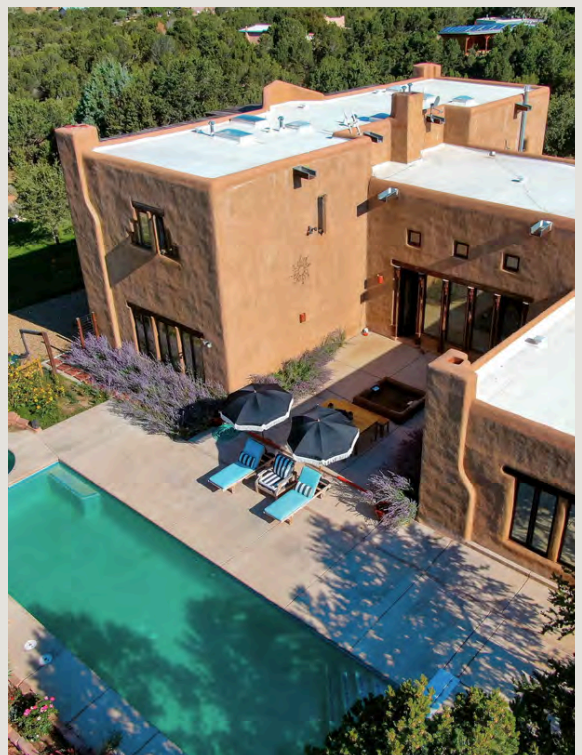
The current owner renovated the interior and exterior of this estate with impeccable taste bringing the home and its amenities into 2025 while keeping its classic touches and original features. Let's take a look...





LAND AND LOCATION

640 Don Nicolas sits on 3 acres, with stunning mountain views from pool and porches. Pueblo land just across the road, with easy access to serene hiking trails. The Estate is 1.6 miles from the Taos Plaza, walk or bike to the historic town center. A Berry patch on drip irrigation and gardens around the pool area make 640 Don Nicolas exquisite all year round.





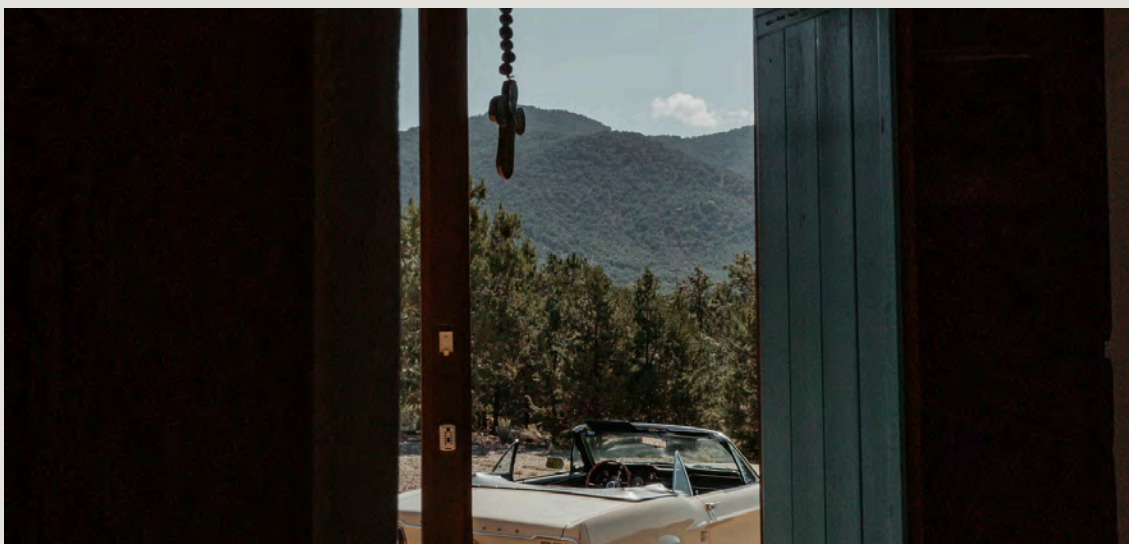
TOP OF THE LINE, RENOVATIONS & RENTALS

The guest Air B & B suite with separate pool entrance and pool access was completely renovated to function as an income producing opportunity within a single family home. Or entire Estate rents for \$1500 a night. A previous rental record for events such as birthdays, corporate gatherings and weddings is also available, if interested. The three of five upstairs bathrooms and bedrooms beautifully renovated within the last two years.





ROOM FEATURES



Each room has its own luxury feel, materials and design and custom tile work. Six fire places, vaulted ceilings in the entrance hall and main room entertaining room, with a custom bar and multiple seating nooks. Elegant dining room to host vibrant dinner parties. Spa like bathrooms on both floors.



THE GROUNDS



Two car attached garage and 3,179 sq. ft of patios, decks, portals and porches. Outdoor floating deck in the lawn off the back of the home. Each en suite bedroom upstairs in the estate has access to this grand second story porch. Views of the town of Taos, sunsets are epic and views of El Salto cliffs from upstairs porch. Orchard on drip irrigation with delicious peaches.



INVEST IN A TIMELESS PIECE OF TAOS CULTURE

Do things at your
own pace.
This is TAOS.

MEET, SUE HUNT

A data driven real estate broker with an eye for design.

As a dedicated real estate broker, Sue specializes in helping you find the right space — whether it's a one-of-a-kind home, a piece of land for future dreams, or a commercial property where the numbers align for success.



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