

# \$569,000 - 1087 Lilac St, Broomfield

MLS® #1041647

**\$569,000**

4 Bedroom, 2.00 Bathroom, 2,234 sqft

Residential on 0.19 Acres

Lac Amora Filing 2, Broomfield, CO

Beautifully updated and move-in-ready! Situated on a spacious corner lot this home offers an open, bright ranch-style floor plan with large bedrooms. Modern led lighting, new flooring, new kitchen and new bathroom finishes. Updated trim and doors throughout. The full finished basement includes a sunny bedroom and bathroom, and every window is egress. The storage area is finished along with the spacious finished utility/laundry room. The large yard provides plenty of space for outdoor activities, gardening, or future expansion, while the two-car garage adds extra convenience and storage. The oversize 2 car also features built-in cabinets and shelves. Double gate into the side yard could accommodate RV or boat parking. Amazing shade trees cover the tranquil green lawn watered by the phenomenal sprinkler system. Strawberries, sunflowers, roses and lilac bushes adorn the yard. Radon mitigation system in place so no worries there. Outside your door, connect to the Broomfield Trail with easy access to many other trails including the US 36 Bikeway or soon to the new Broomfield Town Square. Shopping, dining, and recreation are just minutes away by foot, bike or car. Don't miss your chance to own this stylish, fully updated home in a great community!

Built in 1977

## Essential Information



MLS® #	1041647
Price	\$569,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Square Footage	2,234
Acres	0.19
Year Built	1977
Type	Residential
Sub-Type	Residential-Detached
Style	Ranch
Status	Active

### **Community Information**

Address	1087 Lilac St
Area	Broomfield
Subdivision	Lac Amora Filing 2
City	Broomfield
County	Broomfield
State	CO
Zip Code	80020

### **Amenities**

Utilities	Natural Gas Available, Electricity Available
Parking	RV/Boat Parking, Oversized
# of Garages	2
Garages	Attached

### **Interior**

Appliances	Gas Range/Oven, Self Cleaning Oven, Washer, Dryer, Microwave
Heating	Baseboard
Cooling	Ductless
# of Stories	1
Stories	One

### **Exterior**

Lot Description	Curbs, Sidewalks, Fire Hydrant within 500 Feet, Lawn Sprinkler System, Corner Lot, Within City Limits
Windows	Window Coverings

Roof	Composition
Construction	Wood/Frame

**School Information**

District	Boulder Valley Dist RE2
Elementary	Aspen Creek,Kohl
Middle	Broomfield Heights
High	Broomfield

**Additional Information**

Days on Market	58
Zoning	PUD

**Listing Details**

Listing Office	Austin Real Estate Services
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