

\$544,000 - 6961 E Arkansas Ave, Denver

MLS® #2237878

\$544,000

2 Bedroom, 2.00 Bathroom, 3,568 sqft

Residential on 0.16 Acres

Lynwood, Denver, CO

Adorable home right off of Cherry Creek N Drive! This is such a lovely house - same owner for decades - beloved and well-cared for - and now available to you! The house began as a three bedroom but the two secondary bedrooms were combined to create a large study/office that could easily be converted back to two bedrooms. The HUGE primary suite has room to spare to expand the bathroom and closet to create a truly wonderful ensuite experience. Previous owners added a well-conceived family room on the back that makes the home so usable. Tax records don't reflect the full, unfinished basement which could easily be adapted into a studio, play room, or finished for multi-gen living arrangements. The house is situated on a manicured lot with large trees, a fenced back yard offering both security and privacy, and a fantastic deck for peace and quiet (or socializing). Conveniently located off of Monaco between Evans and Leetsdale - right in the middle of every kind of amenity anyone could need. Stable neighborhood with very little turnover, less than three blocks to Cherry Creek Trail and multiple parks!

Built in 1965

Essential Information

MLS® #	2237878
Price	\$544,000



Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	3,568
Acres	0.16
Year Built	1965
Type	Residential
Sub-Type	Residential-Detached
Style	Ranch
Status	Active

Community Information

Address	6961 E Arkansas Ave
Area	Denver
Subdivision	Lynwood
City	Denver
County	Denver
State	CO
Zip Code	80224

Amenities

# of Garages	1
Garages	Attached

Interior

Interior Features	Open Floorplan
Appliances	Refrigerator, Washer, Dryer, Microwave, Disposal
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Free Standing, 2+ Fireplaces, Family/Recreation Room Fireplace
# of Stories	1
Stories	One

Exterior

Lot Description	Level
Roof	Composition
Construction	Brick/Brick Veneer, Concrete

School Information

District	Denver 1
Elementary	McMeen
Middle	Hill
High	George Washington

Additional Information

Days on Market	128
Zoning	S-SU-D

Listing Details

Listing Office	Colorado Premier Realty & Auction Services Inc.
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