

# \$424,900 - 1499 Blake St 30, Denver

MLS® #2565280

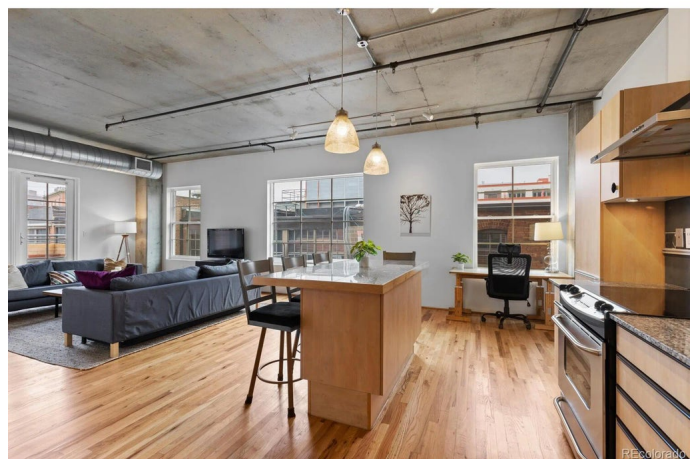
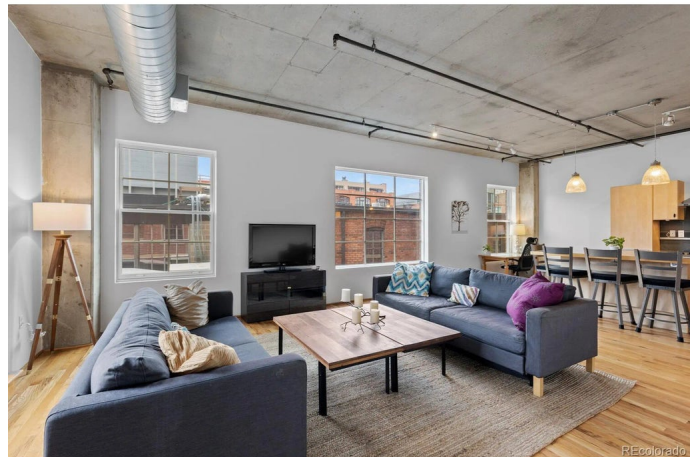
**\$424,900**

1 Bedroom, 1.00 Bathroom, 990 sqft  
Attached Dwelling

LoDo, Denver, CO

Big price reduction on this light, bright corner unit in Palace Lofts with large private deck, ideally located in LoDo, walkable to all the action downtown Denver has to offer. This unique loft features rare floorplan with oversized corner patio space, high ceilings, an enclosed bedroom and oak hardwood floors. Operable windows in main living/kitchen area of unit were just replaced by owner with high-end Pella windows for expense in excess of \$10k. Palace Lofts is a coveted LoDo building constructed in 1997, offering charm akin to an historic loft building but with the functionality and quality of newer construction. Building amenities include 24/7 security/front desk attendant not often found in downtown condos, multiple elevator locations, a large gym, Conference Room, and common rooftop amenity with gas grill perfect for relaxing or entertaining your guests. Building managed by EW Urban Management - best in class HOA manager downtown. This loft comes with dedicated parking and storage spaces. The garage is equipped with common EV charging with the capability to add charging to individually owned parking space for additional cost. Live in the middle of vibrant downtown Denver walkable to the business district, Coors Field, and surrounding neighborhoods like Union Station, Riverfront Park and LoHi. Don't miss your chance to invest in the future of LoDo and downtown Denver.

Built in 1997



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | 2565280           |
| Price          | \$424,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 990               |
| Year Built     | 1997              |
| Type           | Attached Dwelling |
| Sub-Type       | Attached Dwelling |
| Style          | Ranch             |
| Status         | Active            |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 1499 Blake St 3o |
| Area        | Denver           |
| Subdivision | LoDo             |
| City        | Denver           |
| County      | Denver           |
| State       | CO               |
| Zip Code    | 80202            |

## Amenities

|              |                                        |
|--------------|----------------------------------------|
| Amenities    | Fitness Center                         |
| Utilities    | Electricity Available, Cable Available |
| Parking      | Heated Garage                          |
| # of Garages | 1                                      |
| Garages      | Attached                               |
| View         | City                                   |

## Interior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Interior Features | Open Floorplan, Walk-In Closet(s), Loft, Kitchen Island                        |
| Appliances        | Self Cleaning Oven, Dishwasher, Refrigerator, Washer, Dryer, Freezer, Disposal |
| Heating           | Forced Air, Heat Pump                                                          |
| Cooling           | Central Air                                                                    |
| # of Stories      | 1                                                                              |
| Stories           | One                                                                            |

## Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony             |
| Lot Description   | Historic District   |
| Windows           | Double Pane Windows |
| Roof              | Rubber, Flat        |
| Construction      | Brick/Brick Veneer  |

### **School Information**

|            |          |
|------------|----------|
| District   | Denver 1 |
| Elementary | Greenlee |
| Middle     | Kepner   |
| High       | West     |

### **Additional Information**

|                |      |
|----------------|------|
| Days on Market | 195  |
| Zoning         | D-LD |

### **Listing Details**

|                |                            |
|----------------|----------------------------|
| Listing Office | TreeHouse Real Estate, LLC |
|----------------|----------------------------|

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