

\$585,000 - 6550 Clay St A, Denver

MLS® #2957782

\$585,000

5 Bedroom, 2.00 Bathroom, 2,016 sqft
Residential Income on 0.21 Acres

NORTH LAWN GARDENS, Denver, CO

Various income and equity opportunities could be yours by owning this great side by side duplex located on a spacious corner lot. Excellent East/West facing orientation offers great natural light in both units. Unit A currently rented at \$1,670/month renewed until 4/30/2026 offering instant income opportunities for investors. The A unit has recently been updated, with new vinyl flooring and new carpet. This property has been extremely well maintained by the current residents. The B unit is now vacant. It has a 3 BR floorplan, which can accommodate a variety of uses and living arrangements. Unit B has new interior paint, new carpet, updated kitchen and bathroom flooring and more! Each property has it's own electrical and gas metered billing. Each has dedicated parking, and a fully fenced yard with no HOA or community covenants. The 9,000 square foot lot offers ample space for income producing off street parking. This property resides in an area of Adams county which has been identified in the Federal Blvd Framework Plan, which continues to see improvements and enhancements. The Westminster RTD light rail station is only 1 mile away. And this property is only a 15 minute drive into central downtown.

Built in 1994

Essential Information



MLS® #	2957782
Price	\$585,000
Bedrooms	5
Bathrooms	2.00
Square Footage	2,016
Acres	0.21
Year Built	1994
Type	Residential Income
Sub-Type	Income Property
Style	Ranch
Status	Pending

Community Information

Address	6550 Clay St A
Area	Denver
Subdivision	NORTH LAWN GARDENS
City	Denver
County	Adams
State	CO
Zip Code	80221

Amenities

Utilities	Electricity Available, Cable Available
# of Garages	6
Garages	Off Street

Interior

Appliances	Refrigerator, Washer, Dryer, Microwave, Disposal
Heating	Radiant
Cooling	Evaporative Cooling
# of Stories	1
Stories	One

Exterior

Lot Description	Gutters, Corner Lot
Roof	Composition
Construction	Wood/Frame, Brick/Brick Veneer, Wood Siding, Concrete

School Information

District	Westminster Public Schools
Elementary	F.M. Day
Middle	Colorado Sports Leadership Academy
High	Westminster

Additional Information

Days on Market	263
Zoning	R-2

Listing Details

Listing Office	Sunstone Real Estate Services
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