

\$435,000 - 2491 W Iliff Ave, Denver

MLS® #3022015

\$435,000

2 Bedroom, 1.00 Bathroom, 1,289 sqft

Residential on 0.41 Acres

Evans Park Estates, Denver, CO

Cute Ranch style home with New 8x15 Covered Front porch & Fenced-In Front Yard nicely landscaped. This home has ample Living Room with connected Dining Room & Large Bay Window, plus a spacious open kitchen with an additional Eating Area. Appliances include the Stainless Refrigerator, Gas Stove and Wall Oven. Laundry Room with a Brand New 50 Gallon Hot Water Heater. 2 extra large 15x14 Bedrooms with spacious wall closets. Updated Full Bathroom. An additional 8x8 Office or Storage Room is also available. Swamp Cooler for those warm summer days. Rear Patio with storage closet. New 10x10 Barn Style Shed. Plenty of room for RV or Boat Parking on this 50x9 Concrete Slab along the Westside of the home. New Wood Fence. AND all of this on 17,900 Square Feet of Land. Zoning: S-SU-F1 Allows and creates all sorts of expansion options to this huge lot, including an additional tenant/family home that can be added to the property.

****Newer Carpet**Newer Refrigerator**Newer Hot Water Heater**Newer Furnace Heaters**Newer Roof & Gutters**Newer Sewer Line**Newer Shed****

Built in 1950

Essential Information

MLS® #	3022015
Price	\$435,000



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,289
Acres	0.41
Year Built	1950
Type	Residential
Sub-Type	Residential-Detached
Style	Cottage/Bung, Ranch
Status	Active

Community Information

Address	2491 W Iliff Ave
Area	Denver
Subdivision	Evans Park Estates
City	Denver
County	Denver
State	CO
Zip Code	80219

Amenities

Utilities	Natural Gas Available, Electricity Available, Cable Available
# of Garages	2
Garages	Off Street

Interior

Interior Features	Study Area, Eat-in Kitchen
Appliances	Refrigerator, Disposal
Heating	Ductless
Cooling	Evaporative Cooling, Ceiling Fan(s)
# of Stories	1
Stories	One

Exterior

Lot Description	Gutters, Level
Windows	Bay Window(s)
Roof	Composition
Construction	Wood/Frame, Vinyl Siding, Concrete

School Information

District	Denver 1
Elementary	College View
Middle	DSST: College View
High	Abraham Lincoln

Additional Information

Days on Market	13
Zoning	S-SU-F1

Listing Details

Listing Office	Century 21 Bear Facts Realty
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