

\$597,000 - 169 Yates St, Denver

MLS® #8727720

\$597,000

4 Bedroom, 3.00 Bathroom, 2,048 sqft

Residential on 0.16 Acres

Barnum West, Denver, CO

Welcome to this beautifully remodeled single-family ranch located in Barnum West, brought to you by Shamrock Homes. This home has been thoughtfully renovated from top to bottom, combining timeless design with modern functionality to deliver a home that's truly move-in ready.

Step inside and immediately feel the difference. The open-concept floor plan offers a warm and inviting living space, perfect for both relaxing and entertaining. The chef-inspired kitchen is the heart of the home, featuring modern finishes, luxury cabinetry, quartz countertops, and smart appliances. The spacious primary suite offers a peaceful retreat with its walk-in closet and spa-inspired ensuite bathroom-ideal for unwinding after a busy day.

Beyond the beauty of the finishes, this home offers true peace of mind. All of the major systems have been fully updated, including a brand-new sewer line, electrical system, central A/C, furnace, and plumbing. No surprises here-just comfort, efficiency, and reliability for years to come.

Located just minutes from the vibrant energy of Downtown Denver, this home puts you right in the middle of it all while still offering a quiet, residential feel. Enjoy quick access to public transit and a straight shot to the city's best entertainment-whether it's cheering on your favorite team at a game, catching a concert or



theater show, or dining at one of Denver's top-rated restaurants. You get the best of both worlds: a serene home in a well-established neighborhood with the excitement of the city just moments away.

Don't miss the chance to own one of the best values in Barnum West. With quality craftsmanship, thoughtful updates, and unbeatable location, this one checks all the boxes.

Listing Brokers are partial owners in the selling entity. Buyers or Buyer's Brokers are encouraged to call before submitting an offer. Ask about special financing offers from Seller's preferred lender.

Built in 1955

Essential Information

MLS® #	8727720
Price	\$597,000
Bedrooms	4
Bathrooms	3.00
Full Baths	1
Square Footage	2,048
Acres	0.16
Year Built	1955
Type	Residential
Sub-Type	Residential-Detached
Style	Ranch
Status	Active

Community Information

Address	169 Yates St
Area	Denver
Subdivision	Barnum West
City	Denver
County	Denver

State	CO
Zip Code	80219

Amenities

Utilities	Natural Gas Available, Electricity Available, Cable Available
Parking	Oversized
# of Garages	2
Garages	Detached
View	Mountain(s)

Interior

Interior Features	Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Disposal
Heating	Forced Air
Cooling	Central Air
# of Stories	1
Stories	One

Exterior

Lot Description	Lawn Sprinkler System, Level
Windows	Double Pane Windows
Roof	Composition
Construction	Brick/Brick Veneer

School Information

District	Denver 1
Elementary	Newlon
Middle	Kepner
High	West

Additional Information

Days on Market	127
Zoning	E-SU-DX

Listing Details

Listing Office	eXp Realty, LLC
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