

\$424,500 - 637 Stuart St, Denver

MLS® #9626628

\$424,500

3 Bedroom, 2.00 Bathroom, 1,023 sqft
Residential on 0.14 Acres

Villa Park, Denver, CO

Jump into Denver's Up and Coming Hot Spot in the Villa Park Neighborhood AND Enjoy the Future Broncos New Stadium District that will be Minutes Away! Fantastic Option for Owner Occupants or Rental Investors! Long Term Equity and Opportunity is Huge! This Remodeled Denver Cottage gives you Immediate Access to Everything Denver has to Offer! Minutes to the Light Rail, 6th Ave, I-25, LoHi, RINO, Highlands, Downtown Denver, Broadway, Tennyson Street, Empower Field, Coors Field, Ball Arena, the List Goes ON and ON! Truly in the Heart of it All! And All of this in the low 400s! This Denver Cottage sits on an Elevated Lot that has a tiny Peak a Boo view of City Buildings From the Front and tiny Peak A Boo View of Mountains in the Back end of the Lot. Fully fenced Private Yard with a Patio Area for Entertaining and an Inviting Covered Front Porch that can be a Perfect Spot to Enjoy A Morning Coffee, Read A Book or Just enjoy some Quiet Private Space! This Cottage Home Features a Large Two Car Garage with Additional Off Street Parking. The Garage Provides endless Possibilities, Convert to A Studio Space, Personal Enjoyment Cave, Future ADU or?? Inside you will find An Open Living Room, and Dinning space that connects to the Kitchen! 2 Bedrooms (1 non-conforming) at the Front of House with a Full Bath in between! Enjoy a Primary Bedroom set up to the back of House with a 3/4 Bathroom that can be used as a Primary Bathroom! The Primary Bedroom also Features a Walk in



Closet with tons of Space! This Area Could Easily be Converted to a Separate Living Space! Updates include New Flooring, New Paint, New Lighting, Resurfaced Counters and Bathroom, New 3/4 Bath, and more! Don't Wait to Jump on this Opportunity and Take Advantage of Lower Rates and Future Equity in this Location!

Built in 1922

Essential Information

MLS® #	9626628
Price	\$424,500
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Square Footage	1,023
Acres	0.14
Year Built	1922
Type	Residential
Sub-Type	Residential-Detached
Style	Cottage/Bung, Ranch
Status	Active

Community Information

Address	637 Stuart St
Area	Denver
Subdivision	Villa Park
City	Denver
County	Denver
State	CO
Zip Code	80204

Amenities

Utilities	Natural Gas Available, Electricity Available, Cable Available
# of Garages	2
Garages	Detached

Interior

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

Exterior

Lot Description	Gutters, Level
Roof	Composition
Construction	Wood/Frame, Vinyl Siding

School Information

District	Denver 1
Elementary	Cowell
Middle	Lake
High	North

Additional Information

Days on Market	33
Zoning	E-SU-DX

Listing Details

Listing Office	MB The Brian Petrelli Team
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