

# \$785,000 - 501 N Franklin Street, Colorado Springs

MLS® #6370346

**\$785,000**

5 Bedroom, 4.00 Bathroom, 4,500 sqft  
Residential on 0.13 Acres

Rodgers Addition, Colorado Springs, CO

Are you looking for a home with great walkability? This custom-built, 8-year-old home in an established downtown neighborhood might be exactly what you're looking for WITH POSSIBLE SELLER CONCESSIONS! It's just a few blocks from downtown, and around the corner from a fantastic local coffee house, pizza cafe, trails, parks, top restaurants, shops, and schools. The large open main level floor plan boasts hardwood flooring, tall ceilings, and a gas fireplace in the living room, complemented by abundant natural light from large windows. The gourmet kitchen features slab granite countertops, stainless steel appliances, an island with a gas cooktop, and custom cabinetry throughout. The main level master suite offers an attached bathroom with double vanities, slab granite, tile flooring, a large shower, and a walk-in closet. The laundry room is conveniently located off the kitchen and master suite, providing ample storage and folding space. The upper level is a great escape with a secondary family room/loft area featuring a gas fireplace and mountain views, and three spacious bedrooms sharing a large full bathroom with double sinks. You can spread out in the finished basement where you will find a 3rd family room which is currently set up as a media/theater room, with 9-foot ceilings, a fifth bedroom, a full bathroom, and plenty of storage space in the unfinished portion. The backyard is a great space for play and entertainment with low-maintenance turf, also providing access to the oversized 2-car



garage located off the alley. Central air conditioning, upgrades throughout the home, two gas fireplaces, a low-maintenance stucco exterior, and newer construction features all add to the true value of this tremendous home!

Built in 2017

### **Essential Information**

MLS® #	6370346
Price	\$785,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Square Footage	4,500
Acres	0.13
Year Built	2017
Type	Residential
Sub-Type	Single Family
Status	Active

### **Community Information**

Address	501 N Franklin Street
Subdivision	Rodgers Addition
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80903

### **Amenities**

Utilities	Cable, Electricity Available, Gas Available
# of Garages	2
Garages	Garage Door Opener, Oversized, Workshop

### **Interior**

Appliances	Range Top (Gas/Elec), Dishwasher, Disposal, Double Oven, Dryer, Microwave Oven, Washer, Gas in Kitchen
Heating	Forced Air
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Main, Two, Gas, Upper
# of Stories	2
Stories	2 Story
Has Basement	Yes

### **Exterior**

Exterior	Stucco, Stone
Lot Description	Level, View of Pikes Peak, Meadow
Roof	Composite Shingle
Construction	Existing Home
Foundation	Full Basement

### **School Information**

District	11-Colorado Springs
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### **Additional Information**

HOA Fees	0.00
HOA Fees Freq.	Not Applicable

### **Listing Details**

Listing Office	ERA Shields Real Estate
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