

3444 Wabash Street Denver Colorado 80238

\$535,000 4 🖨 4 🖨 2,110 Ft<sup>2</sup>

**NPTE** New REAL

New Perspective REAL ESTATE



10515 East 40th Ave Unit 113 Denver Colorado 80239

**303-394-4526** geт comfortable.

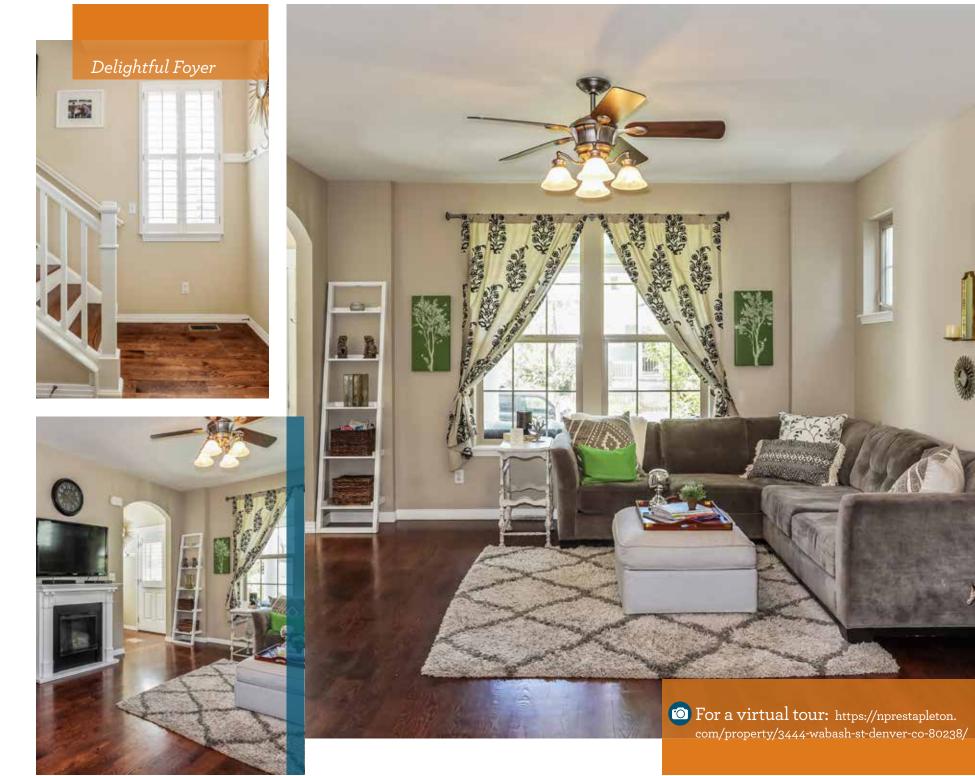






Located just steps to dynamic Central Park with trails, a fun sledding hill, a playground and ball fields, this home provides a cozy atmosphere with just the right amount of space. An arbor creates an enchanting entrance and the inviting front porch extends a warm welcome to one and all. Freshly painted white kitchen cabinetry, granite counters, updated lighting and bar seating frames the perfect set-up for everyday meal prep and a gathering of friends. Richly finished wide-plank hardwood floors extend from the main level up the stairs to compliment the cottage theme. High ceilings and a large window give the master suite an airy and sunny ambiance. For convenience, the laundry area is located upstairs along with two more bedrooms and bath. Professionally finished basement is thoughtfully utilized with a guest bedroom, bath, a clever closet office and a rumpus area for games.

Smartly Designed Basement



💿 For a virtual tour: https://nprestapleton.









## Cape Cod Cottage in Central Park North

**3444 Wabash St** Denver, Colorado 80238 **\$535,000** 4 (a) 4 (b) 2 (c) 2,110 Finished Ft<sup>2</sup>

All information deemed reliable but not guaranteed. Prices subject to change. New Perspective Real Estate, LLC, and Equal Opportunity Company. Independently owned and operated. Printed in USA.

## Favorite Features Wide-plank flooring Freshly painted white cabinetry Plantation shutters

Finely finished basement

Quiet street with great accessibility to Town Center and light rail.

## Neighborhood

Jetstream Pool and Park

This neighborhood is nestled within parks and green space. It's a breeze to get to I-70, Northfield, and upcoming Punch Bowl Social Stapleton is unique. It's a School of Choice neighborhood. Visit the *Explore Stapleton* page at **NPREco.com** to research neighborhood outstanding schools.

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