

# 1160 FAIRFAX ST

## \$496,000



### OPEN CONCEPT, NICELY REMODELED!!



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This spacious ranch is a rare find -- over 2000 sqft on one level and an open layout that's ideal for entertaining!

Friends can gather around the island or mingle in the great room while you prepare a meal in the gourmet kitchen with custom cherry cabinets, beautiful granite counters and high end stainless steel appliances.

The great room also opens onto a versatile all season room with a wall of glass doors, providing amazing indoor-outdoor flow between the home and the spacious backyard. The private yard features a wraparound stained concrete patio and is fully landscaped, including a sprinkler system.

The master suite has an oversized shower with travertine tile and 3 showerheads. The second bath has been remodeled while keeping its vintage charm.

This home is in the center of a quiet block but is within close proximity to everything you need: great restaurants, Marczyk's and Trader Joe's, parks and schools. It's also an easy commute to downtown, Cherry Creek, etc.

You're going to love living here!!

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## Property Info

4 Bed, 2 Bath      2077 sqft Ranch  
2 car garage      7500 sqft lot

## Features

- Open concept
- Cherry Cabinets with full extension drawers & pull outs
- Large double pantry cabinet for tons of storage
- SS French Door Fridge
- SS Duel Fuel Range with double ovens
- Solid Granite Counters
- Island with raised bar seating
- Giant Great Room
- Formal Dining Room
- Versatile all season room wrapped in glass doors
- Large 4th bedroom with built-in desk could easily be used as family room or den/office
- Newer double pane windows and doors
- Central air conditioning
- New water heater
- New Roof with 30 year warranty
- 2 car garage with 1 additional off-street parking area
- 2 storage sheds
- Crawl space with full stairs for tons of storage
- Fully landscaped yard with privacy fence and sprinkler system
- Under sink water filter system
- Oversized master shower with 3 spray heads
- Hardwood floors in every room (including under new carpet in 4th bedroom/den)
- Remodeled so you can just enjoy!
- Ideal location close to restaurants, shops and parks
- Situated in the middle of a quiet, friendly block

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