



8399 Flora Street  
Arvada, CO 80005  
COMMUNITY: Village of Five Parks

MLS # 6155532  
PRICE \$420,000



Condominium



2380 SQFT



2 Beds



3 Baths

## PROPERTY DETAILS

Charming Village of Five Parks townhouse with tons of upgrades awaits you. The main floor has gorgeous hardwood flooring, plantation shutters, and built in surround sounds. The open concept floorplan is a stunning design by Village Homes. This home has a lovely front porch, private back patio, attached two car garage and is a coveted end unit. The master suite is private with a five piece bath and walk in closet. There is also a second bedroom and loft. The whole home has surround sound. There are just so many extras with this home ~ schedule your private tour today!



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8399 Flora Street Unit #A, Arvada, CO 80005

Listing

**8399 Flora St #A**  
**Arvada, CO 80005**  
 County: **Jefferson**  
 Locale: **Village Of Five Parks**  
 MLS#: **6155532**  
 List Date: **08/15/19**  
 Status Conditions: **None Known**  
 Has HOA: **Yes, Multiple**  
 Financial Terms: **Cash, Conventional, FHA, VA,**  
 Legal Desc: **SECTION 30 TOWNSHIP 02 RANGE 69 QTR SW SUBDIVISIONCD 761669 SUBDIVISIONNAME TRIPLE CROWN AT HASKIN PARK OWNERS ASSOC INC18 BLOCK 004 LOT 000A TRACT**  
 Status: **Active**  
 List Price: **\$420,000**  
 Original Price: **\$420,000**  
 Taxes: **\$3,228 (2018)**



Type: **Attached Single Family**  
 Architecture: **Triplex (1 unit)**  
 Year Built: **2006**  
 Time of Completion:  
 Heat Fuel: **Gas**  
 Heat Type: **Forced Air**  
 Cooling: **Air Conditioning-Central, Ceiling Fan**  
 Other HVAC: **Gas Water Heater**  
 HVAC Detail:  
 Construction: **Frame**  
 Exterior: **Stone, Wood Siding**  
 Roofing: **Composition Shingles**  
 Style: **Townhouse**  
 Builder Name: **Village Homes,**  
 Model:  
 Construct Details:

# Floors in Unit: **2**  
 # Units in Building: **3**  
 Style Characteristics: **Side-by-Side**  
 List Office Name: **Spirit Bear Realty**  
 Unit Level: **Ground**  
 End Unit: **Yes**  
 Complex Name: **Haskin Park**

Total Beds: **2**  
 Total Baths: **3**  
 Full Baths: **2**  
 3/4 Baths: **0**  
 Half Baths: **1**  
 1/4 Baths: **0**  
 Rough-in: **No**  
 Upper Sqft: **812**  
 Main Sqft: **784**  
 Lower Sqft:  
 Above Grade: **1,596**  
 Basement Sqft: **784**  
 Total Sqft: **2,380**  
 Finished Sqft: **1,596**  
 Other Finished Sqft:  
 Other Finished SqFt Desc:  
 Measurement From: **County Records**  
 PSF Above Grade: **\$263.16**  
 PSF Total: **\$176.47**  
 PSF Finished: **\$263.16**  
 PSF Finished All: **\$263.16**  
 Bsmt Ceiling Height:  
 Bsmt Type: **Full, Standard**  
 Subfloor/Foundation Type:  
 Bsmt Finished: **No**  
 % Fully Finished:  
 Date Measured:

School District: **Jefferson County R-1**  
 Elementary: **West Woods**  
 School of Choice:  
 Jr High/Middle: **Wayne Carle**  
 Sr High: **Ralston Valley**

Appliances: **Dishwasher, Dryer, Microwave Oven, Refrigerator (Kitchen), Stove/Range/Oven, Washer**  
 Flooring: **Carpet, Tile Floor, Wood**  
 Interior Features: **Cable Available, Double Pane Windows**  
 Countertop Type: **Corian**  
 Smart Home Features:  
 Laundry: **W/D Hookups in Unit, Washer/Dryer Included**  
 Fireplaces: **1, Location(s): Family Room, Type(s): Gas/Gas Logs**  
 Exclusions: **Sellers personal property - stereo receiver in closet.**

	<u>Beds</u>	<u>Baths</u>	<u>Room Type</u>	<u>Dimensions</u>	<u>Level</u>	<u>Description</u>
Upper	2	2	Bathroom (Full)		Upper	Master bath with soaking tub, large shower, and double vanity
Main	0	1				
Lower	0	0	Bathroom (Full)		Upper	Nice full bathroom upstairs with tub/shower combo
Bsmt	0	0	Bedroom		Upper	Perfect second bedroom with large closet
			Loft		Upper	Loft upstairs is perfect flex space
			Master Bedroom		Upper	Large master bedroom with walk in closet, private bath, ceiling fan, and surround sound
			Bathroom (1/2)		Main	Powder Room on the main level - perfect for guests!
			Dining Room		Main	Nice dining area open to kitchen and great room
			Great Room		Main	Nice great room with fireplace, surround sound - open to kitchen and dining area
			Kitchen		Main	Lovely kitchen with stainless appliances
			Laundry		Main	Main floor laundry

Lot Size:  
 Acres:  
 Incorporated:  
 Water Source: **Public**  
 Sewer: **Public**  
 Gas: **Yes**  
 Gas Type: **Natural Gas**  
 Other Available Utilities:  
 Rights:  
 Access Maintained By: **County**  
 Site Features: **Master Planned, Near Public Transit**  
 Vegetation:  
 Walk Score: **21**  
 Faces:  
 Zoning:  
 Electricity: **Yes**  
 Electricity Service:  
 Primary Road: **Paved Road**