



2285 South Julian Street  
 Denver, CO 80219  
 COMMUNITY: Burns Brentwood Sub Filing 4

MLS # 4573172  
 PRICE \$360,000



Single Family



1006 SQFT



2 Beds



1 Baths



1 Car



0.15 Acre

## PROPERTY DETAILS

Quaint home on large lot, close walking distance to beautiful Harvey Park. Great location in charming and well established neighborhood in Brentwood w/ easy access to mountains and downtown. Newer sewer line 2019, furnace 2019, roof 2017, hot water heater. This home has had all the large ticket items done and is now ready for you to make into your own dream home. Fenced yard and oversized detached garage . Bonus add on room in back has wood burning stove for more living space. Kitchen is large enough to have eat in area. Appliances are included. Short drive to Riviera Point shopping and Overland Golf course. This home is priced right for someone to fix up and earn quick equity. Come and see the potential of this property and make it your own.



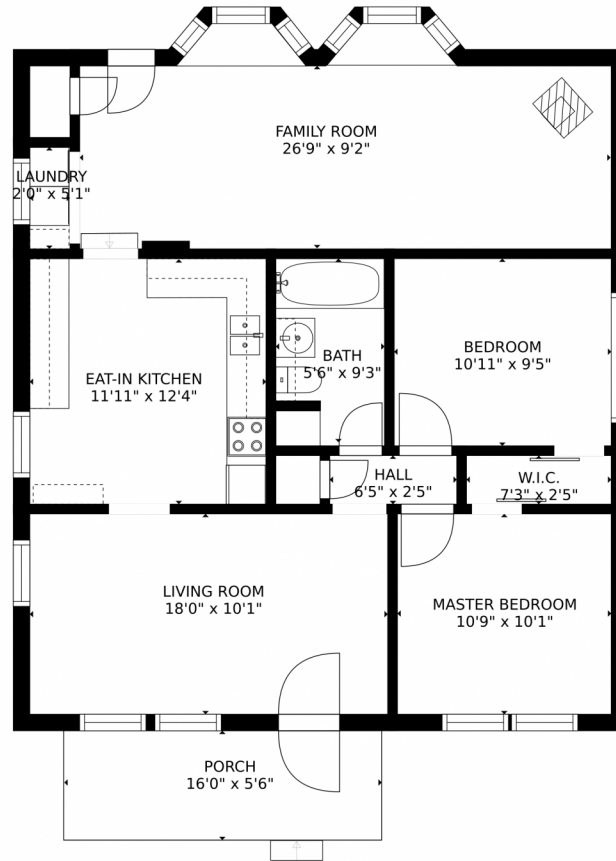
**Paula Battelli**  
 303-257-5410  
 paula@battellirealty.com



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 property  
 details



# 2285 South Julian Street, Denver, CO 80219 – Floorplan



GROSS INTERNAL AREA  
FLOOR 1: 978 sq. ft. EXCLUDED AREAS:  
PORCH: 88 sq. ft  
TOTAL: 978 sq. ft  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.



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