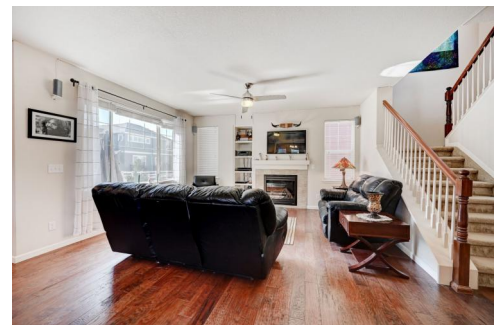




1344 S Coolidge Circle
 Aurora, CO 80018
 COMMUNITY: Murphy Creek

MLS # 6527554
 PRICE \$530,000



Single Family 2056 SQFT 4 Beds 3 Baths 2 Car 0.1 Acre

PROPERTY DETAILS

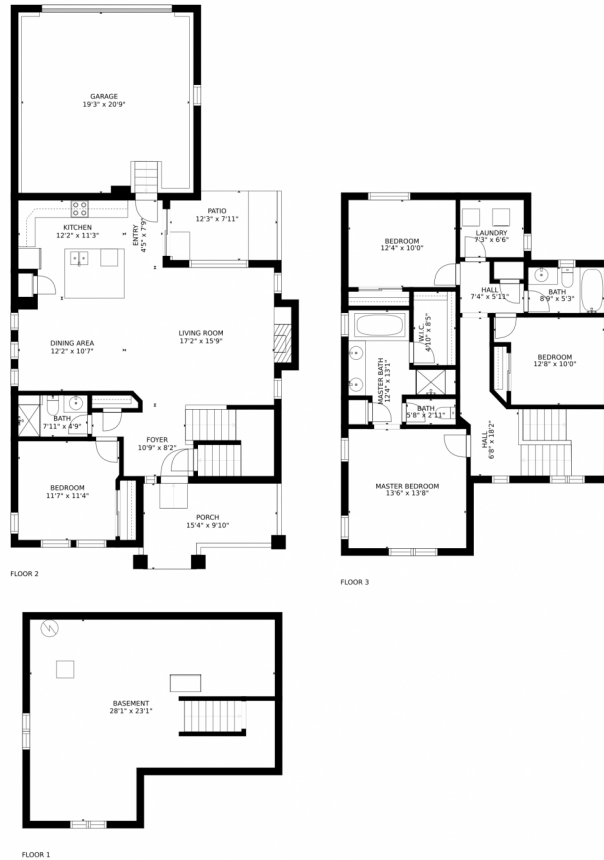
Welcome home to Murphy Creek! Greet your friends on your welcoming front porch once they've driven through this popular neighborhood's winding streets filled with big trees, and to the edge of the gorgeous greenbelt where your home sits on the quiet interior corner, 2 blocks from Murphy Creek Elementary. Whether you're hosting apres-golf drinks or having the crew over to watch the big game, start the party in your fully upgraded kitchen with handcrafted cocktails at the 9 ft granite island. Plenty of room for guests to stay, multiple living spaces, with full baths main and upper floor. Whether you're zooming into work from your home office or looking for an easy commute to the DTC, Downtown Denver or DIA, start each day in your expansive primary suite while lingering over coffee, a long soak in the garden tub, or a quick rinse in the separate shower after a run on the nearby trails. With amazing neighborhood amenities (and neighbors!), nicely maintained systems, plenty of storage both inside and in the 2-car alley-entrance garage, upstairs laundry room and an unfinished basement with unlimited possibilities, as well as great access to shopping, restaurants, etc., your new home is like a non-stop staycation HQ with proximity to everything you enjoy about living in Colorado. You are going to LOVE living here!



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1344 S Coolidge Circle, Aurora, CO 80018 – All Levels



GROSS INTERNAL AREA
FLOOR 1: 552 sq. ft. FLOOR 2: 941 sq. ft.
FLOOR 3: 969 sq. ft. EXCLUDED AREAS:
PATIO: 94 sq. ft. PORCH: 123 sq. ft.
GARAGE: 417 sq. ft.
TOTAL: 2462 sq. ft.

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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

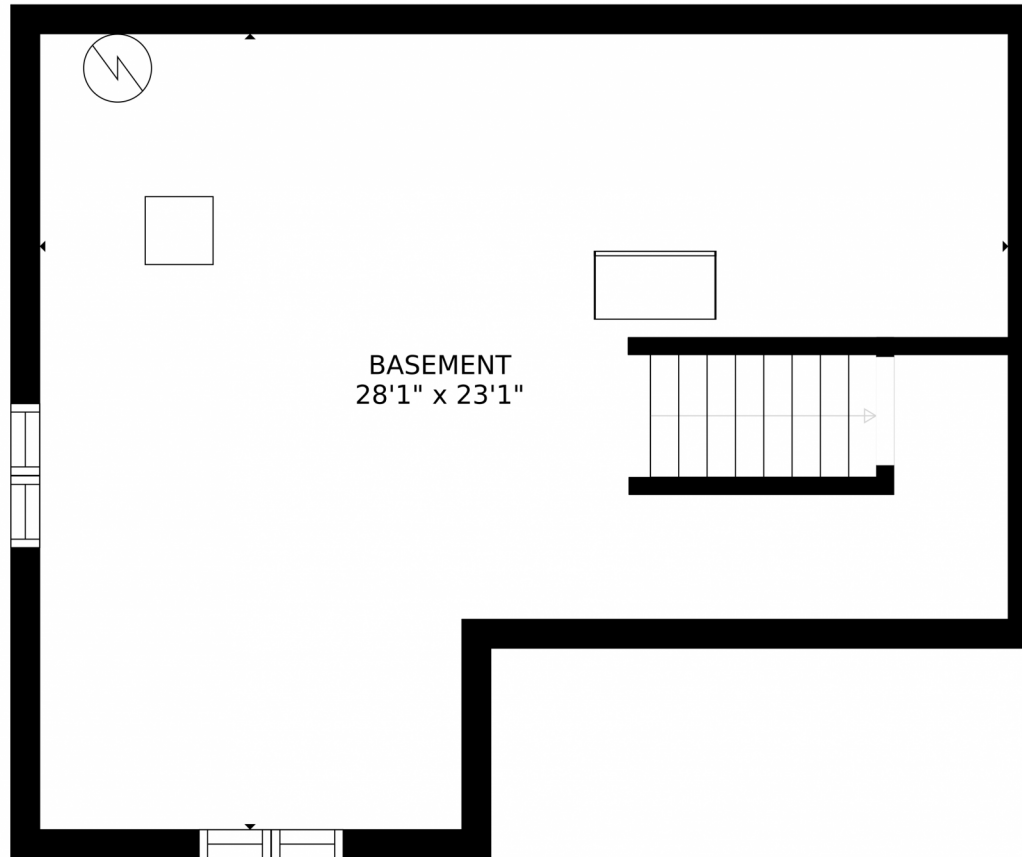


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1344 S Coolidge Circle, Aurora, CO 80018 – Lower Level



GROSS INTERNAL AREA
FLOOR 1: 552 sq. ft. FLOOR 2: 941 sq. ft.
FLOOR 3: 969 sq. ft. EXCLUDED AREAS:
PATIO: 94 sq. ft. PORCH: 123 sq. ft.
GARAGE: 417 sq. ft.
TOTAL: 2462 sq. ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

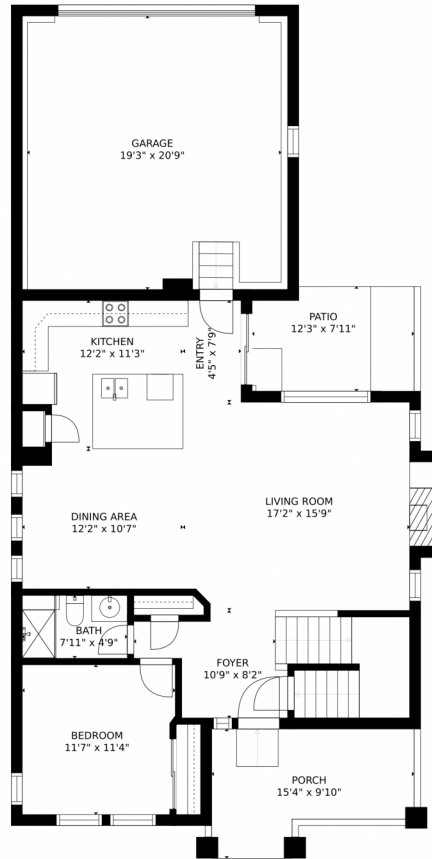
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1344 S Coolidge Circle, Aurora, CO 80018 – Main Level



GROSS INTERNAL AREA
FLOOR 1: 552 sq. ft, FLOOR 2: 941 sq. ft
FLOOR 3: 969 sq. ft, EXCLUDED AREAS:
PATIO: 94 sq. ft, PORCH: 123 sq. ft
GARAGE: 417 sq. ft
TOTAL: 2462 sq. ft
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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



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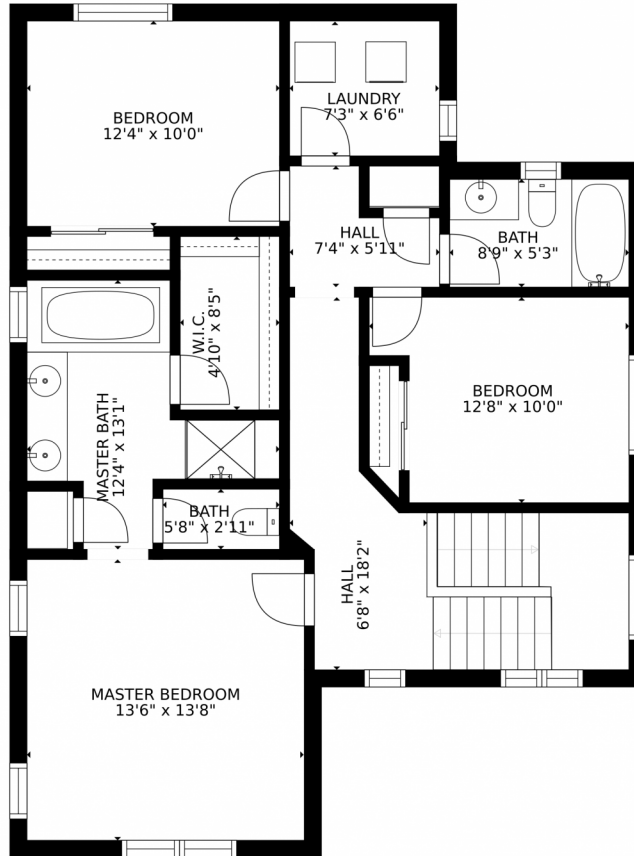
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1344 S Coolidge Circle, Aurora, CO 80018 – Upper Level



GROSS INTERNAL AREA
FLOOR 1: 552 sq. ft. FLOOR 2: 941 sq. ft.
FLOOR 3: 969 sq. ft. EXCLUDED AREAS:
PATIO: 94 sq. ft. PORCH: 123 sq. ft.
GARAGE: 417 sq. ft.
TOTAL: 2462 sq. ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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



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