



47322 Iris Avenue
 Bennett, CO 80102
 COMMUNITY: Bennett

MLS # 4258303
 PRICE \$450,000



Single Family 1931 SQFT 3 Beds 2/1 Baths 2 Car 0.11 Acre

PROPERTY DETAILS

Welcome Home to the Yale Model of LGI Homes in Bennett Crossing! This glorious 2-Story abode features over 1,900 finished square feet of living space and was completed January 2019. The expansive front porch greets your guests as they arrive boasting new wrap-around railings and plenty of space for patio furniture. A thoughtfully planned main level is phenomenal for entertaining with the main living areas quietly nestled at the back of the home flawlessly connecting the living room to the kitchen and dining area. Upstairs you are welcomed by a sunny and spacious loft area offering endless potential as this space could serve as a home office suite or teen lounge and so much more. The owner's suite features plenty of space for many furniture design options along with a private en-suite bathroom and massive walk-in closet. Two generously sized additional bedrooms, a secondary full bathroom, and the laundry room complete the upper level of this fantastic layout. The backyard and outdoor living space is your personal oasis boasting a lovely patio space perfect for your next Summer BBQ along with plenty of grassed area great for lounge and play. Both the back and front yard are partially Xeriscaped saving you time and money on yard maintenance. You will love living in Bennett Crossing where a home-town tight-knit community meets a phenomenal Bennett location less than a mile from Bennett Elementary, Middle, and High Schools along with the Bennett



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Recreation District basically in your backyard just a short 7 minute walk away from your front door. The Bennett Rec Center offers a variety of membership options including basketball clubs along with many group exercise classes, a full-sized indoor swimming pool including swimming lessons, and even a youth baseball team. Bennett Crossing is located just off of S 1st St arriving at I-70 to the South in less than a mile and Colfax to the North, also in less than a mile making any commute into the Denver Metro area a breeze.

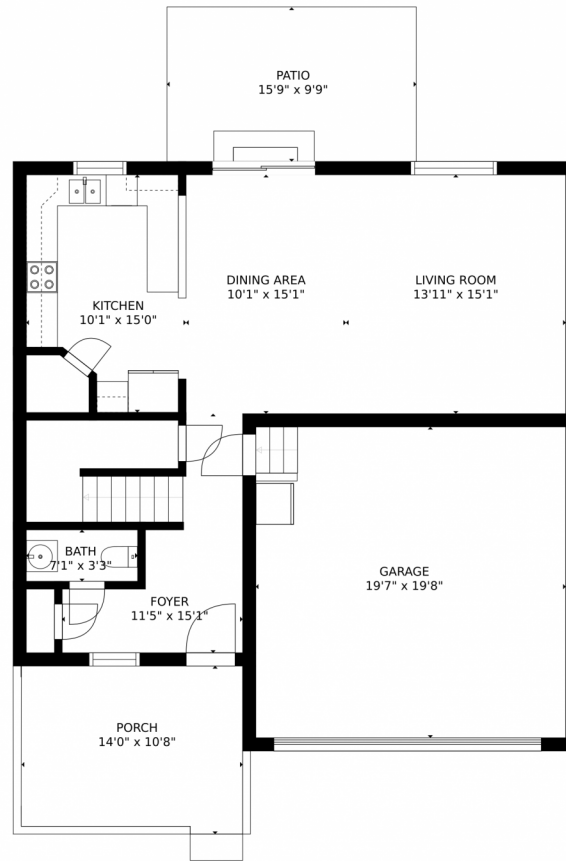


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Estimated areas

GLA FLOOR 1: 831 sq. ft, excluded 722 sq. ft
GLA FLOOR 2: 1210 sq. ft, excluded 0 sq. ft
Total GLA 2041 sq. ft, total scanned area 2763 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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

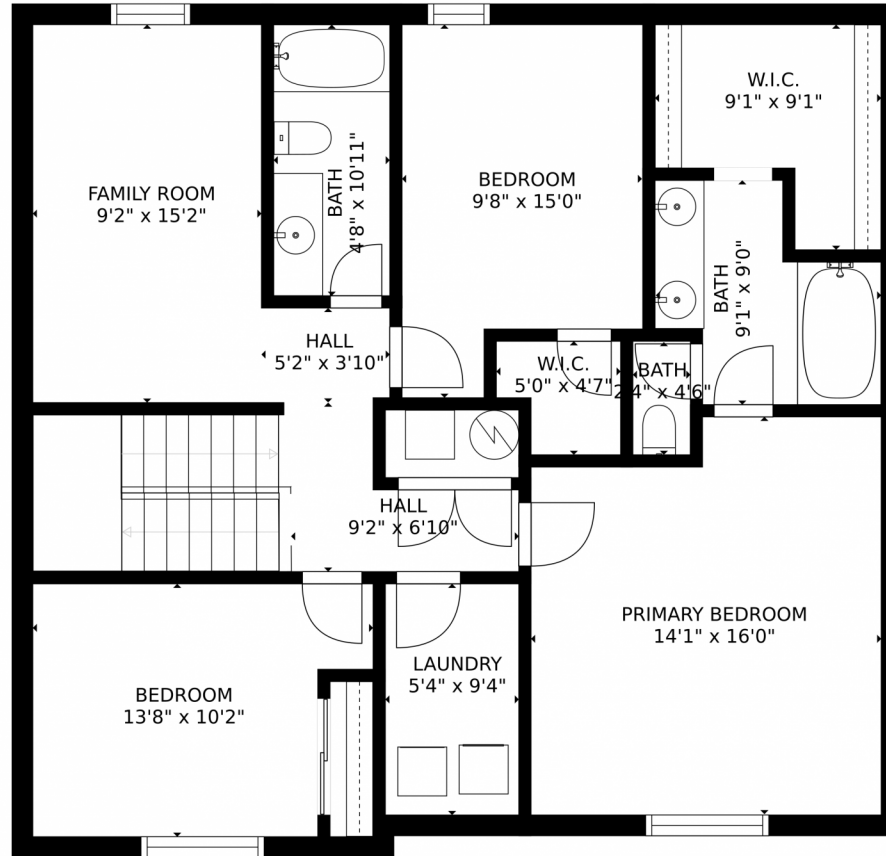


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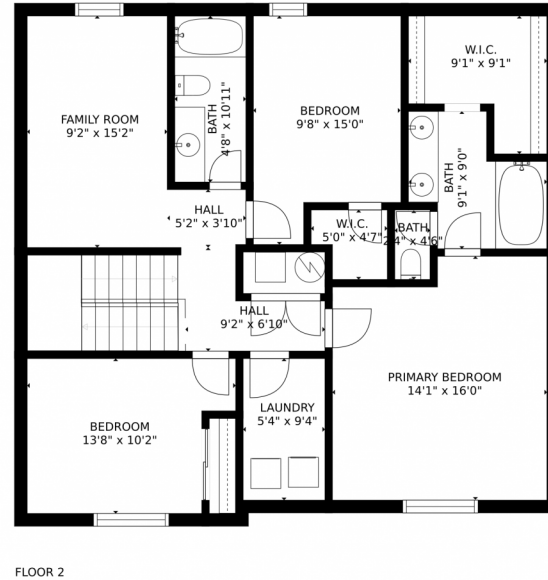
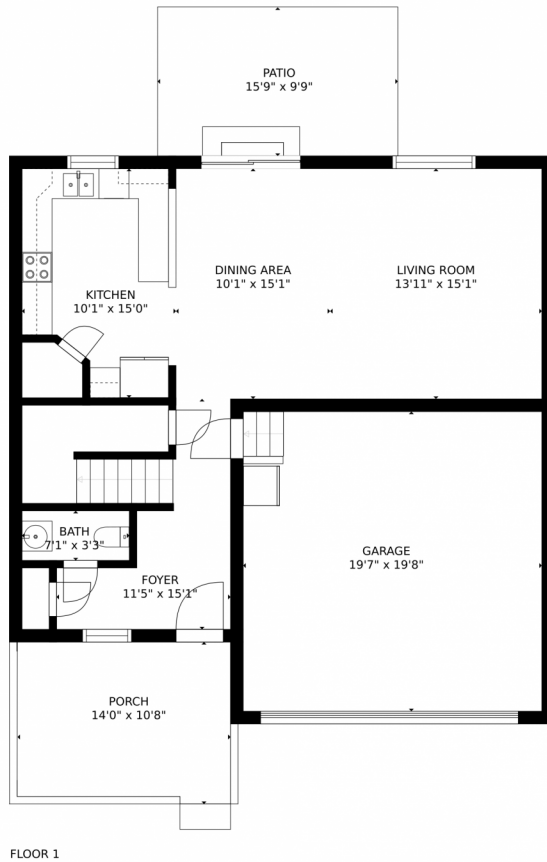
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47322 Iris Avenue, Bennett, CO 80102 – All Levels



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