



16897 E Napa Drive
Aurora, CO 80013
COMMUNITY: Mission Viejo

MLS # 9280380
PRICE \$500,000



Single Family



2720 SQFT



3 Beds



2 Baths



2 Car



0.17 Acre

PROPERTY DETAILS

So many honey do's have already been honey done from brand new interior paint, all new carpet, all new lighting, recently remastered hardwoods, all newly refreshed landscaping. Brilliant and spacious one level living at its finest offering a sprawling living room with tons of space further leading to an open concept combined kitchen and dining area. All three bedrooms of the home are quietly nestled toward the east side of the main level offering endless possibilities allowing for room to grow or home office space and so much more. Opt outside and enjoy your best Colorado lifestyle in Mission Viejo featuring a robust park at the heart of the community showcasing four full baseball diamonds, a newly remastered playground, and miles of walking paths leading you throughout the neighborhood. Residents of Mission Viejo enjoy the award winning education system of Cherry Creek School District including its own Mission Viejo Elementary within walking distance and Smoky Hill High School. Just minutes away you will also find the Quincy Reservoir for the fisherman in your family along with the attached Grandview Dog Park for the fur baby in your life. Parker Road leading to Hwy 225 then further to I25 makes any commute a snap whether you are traveling Downtown or the DTC and beyond. Opt outside and live your best Colorado lifestyle with Cherry Creek Reservoir and State Park literally in the heart of Southeast Aurora and easily accessible from



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anywhere in the Denver area. The state park is anchored around an 880 surface acre reservoir in the heart of the city offering everything from horseback riding to boating and fishing and even camping. Miles and miles of biking trails take you throughout the state park with enough endless trails to make an entire day of it, then enjoy a picnic around the reservoir and watch a magnificent sunset. Cherry Creek State Park is also home to a 107-acre off-leash dog park which includes a fully fenced area offering water access and walking trails.



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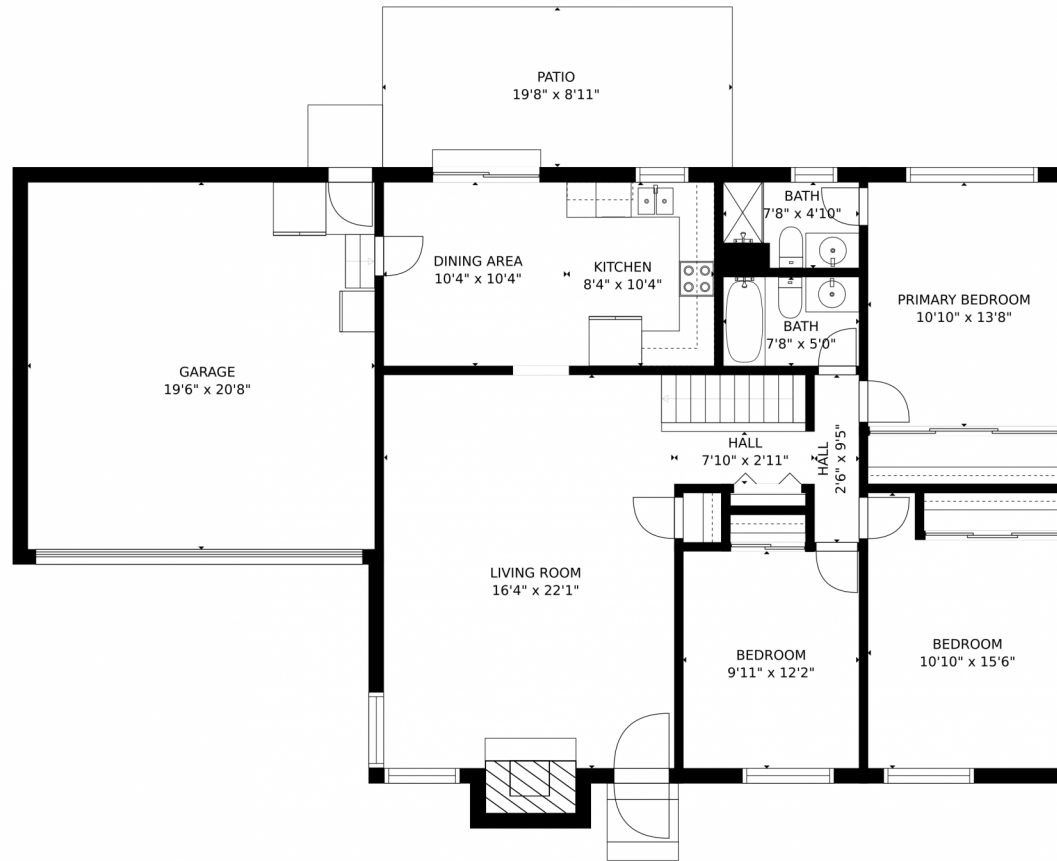
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16897 E Napa Drive, Aurora, CO 80013 – Main Level



GROSS INTERNAL AREA
FLOOR 1: 20 sq. ft, FLOOR 2: 1265 sq. ft
EXCLUDED AREAS: UNFINISHED BASEMENT: 1233 sq. ft
GARAGE: 403 sq. ft, PATIO: 177 sq. ft
TOTAL: 1285 sq. ft
MEASUREMENTS CALCULATED BY V1Photos.COM ARE DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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

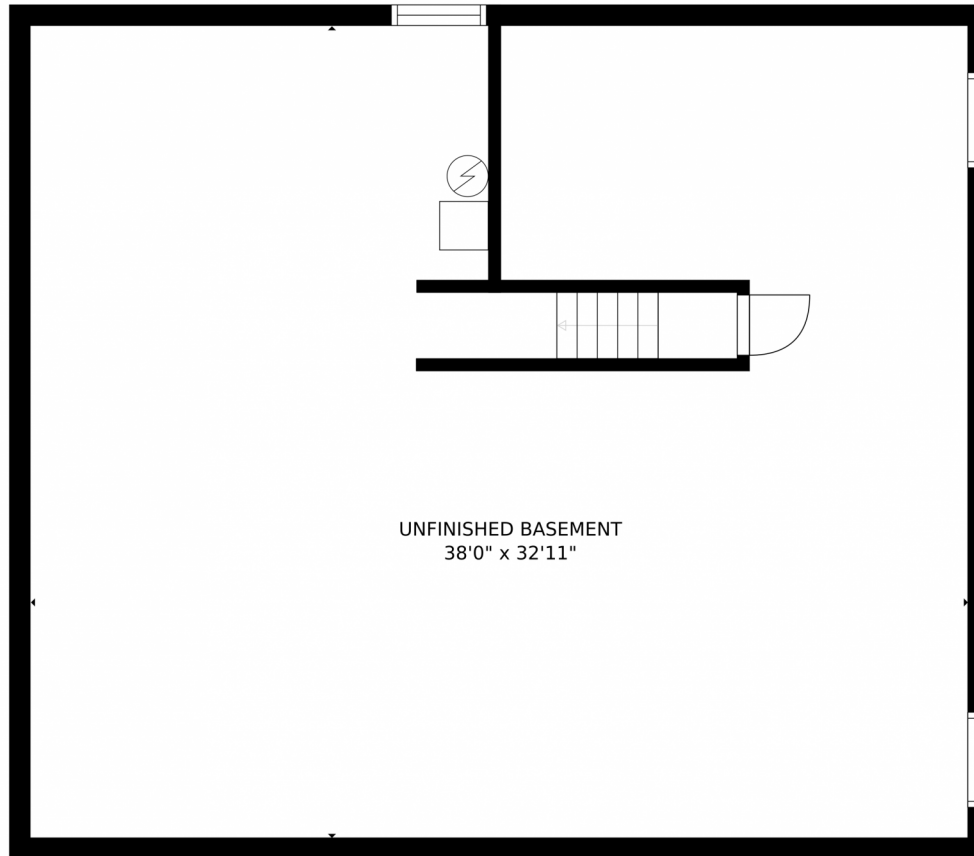


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GROSS INTERNAL AREA
FLOOR 1: 20 sq. ft, FLOOR 2: 1265 sq. ft
EXCLUDED AREAS: , UNFINISHED BASEMENT: 1233 sq. ft
GARAGE: 403 sq. ft, PATIO: 177 sq. ft
TOTAL: 1285 sq. ft
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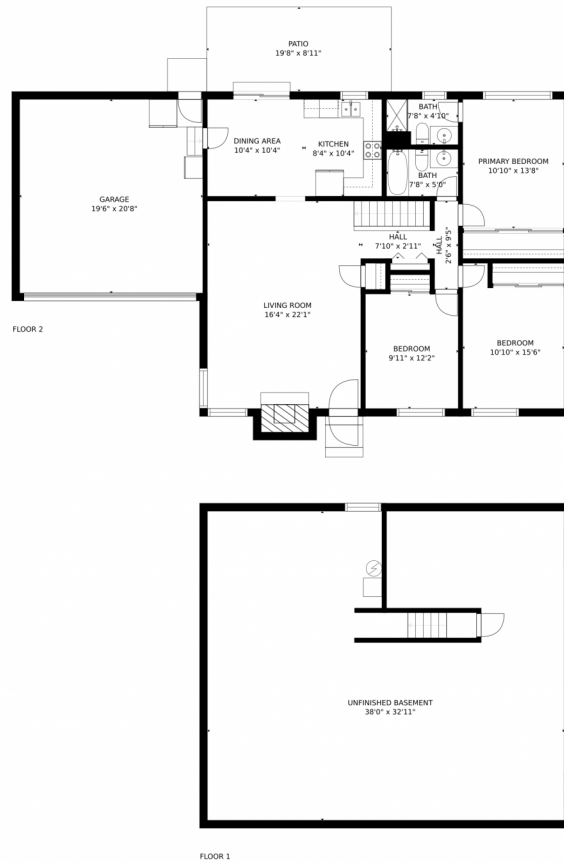
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16897 E Napa Drive, Aurora, CO 80013 – All Levels



GROSS INTERNAL AREA
FLOOR 1: 20 sq. ft, FLOOR 2: 1265 sq. ft
EXCLUDED AREAS: UNFINISHED BASEMENT: 1233 sq. ft
GARAGE: 403 sq. ft, PATIO: 177 sq. ft
TOTAL: 1285 sq. ft
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