



1891 S Spruce Street  
 Denver, CO 80231  
 COMMUNITY: Indian Creek

MLS # 7915457  
 PRICE \$825,000



Single Family



2946 SQFT



4 Beds



3/1 Baths



2 Car



0.19 Acre

## PROPERTY DETAILS

Walkout two story home on large lot that backs up to open space! Beautiful Mountain views from the quiet subdivision of Indian Creek. Walk across creek to Locus coffee and/or bike to Cook Park Rec Center/ outdoor pool. Four bedroom, four bath and two car garage. The kitchen was completely remodeled in 2017 with high end Jennaire appliances and honed granite counters. The kitchen is a chefs delight with a flat top induction range, convection oven and microwave. Furnace, Central Air, Humidifier are new as of 2022. The water heater is newer and 75 gal. The walkout basement is ideal for entertaining family and friends with the large play/game room. Large steam shower in the basement bathroom. There is plenty of storage in both the utility room and crawl space. The main floor living is dreamy... perfect flow for entertaining. There is a formal dining room and a large family room with gas fireplace and vaulted ceiling. Circle around to the powder bath with main floor laundry (washer and dryer included). The floors are REAL hardwood and the decor is neutral and warm. Upstairs are the four bedrooms and two full baths. The primary full bath has a jacuzzi tub, double sink and nice size walk in shower. The backyard is a paradise of mature trees, bushes and flowers. Large tiered trex deck with overhang to be able to enjoy the Colorado sunsets in all weather. Great backyard setup for family barbeques. Playground equipment, dog run and six ft. high privacy fence. The roof



**Christie Black**  
 303-995-0037  
 stellarchoicehomes@gmail.com



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is a high impact resistant shingle. The exterior was painted in 2023. You are a stone throw away from the Cherry Creek Trail path that takes you all the way to Downtown Denver, Cherry Creek Reservoir and more! You can bike to work! Your forever home is conveniently located a few miles from Cherry Creek for shopping and dining. Easy commute to Central Denver and DTC. Some of the rooms have been virtual staged. Motivated sellers are willing to consider any offers!



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