

3434 West 34th Avenue

3 bedroom 2 bath

presented by Fry Properties



## Classy bungalow living in West Highlands.

*Gorgeous home, fantastic location!*

Killer location for this historic craftsman, only 3 blocks from Highlands Square! A beautiful lot boasts mature trees, landscaped parkway, oversized 1 car garage, lots of off street parking on concrete drive. Enter your new home through a bright, sunny atrium into open living room with hardwoods, gas fireplace, and high ceilings. Double French doors reveal classy dining area with exposed brick, artfully done built-in granite bar and cabinetry. Gather family and friends in the kitchen, with warm wood details, granite counters, island with bar seating, and French doors to bring the outside in. Shady back porch is ideal for year-round grilling and the private fenced in yard stays cool in Colorado summers. Two high ceiling bedrooms and elegant bath with clawfoot tub finish the main floor. Downstairs, a guest suite with 3/4 bath & laundry. Enjoy the 'hood by walking to parks, restaurants, and shops, or ride bikes to Sloans Lake, LoHi, and the Tennyson Strip. Easy highway & downtown access.

Jonathan Fry - REALTOR®

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**FRY** PROPERTIES

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Presented for:  
**\$600,000**



Your quiet oasis in the city awaits!

*Artisan touches throughout*

#### Property Brief

Style: Detached single family  
Construction: Brick  
3 Beds 2 Baths 1,415 Finished Sq Ft  
Lot Size: 4,690 Sq Ft Year: 1913  
Heating: Gas Heat/Forced Air  
Cooling: Central Air  
Car Storage: One Car Garage

#### Schools

Elementary: Edison  
Middle: Skinner  
High: North

MLS# 8559045



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**FRY**   
PROPERTIES