



## Presenting A 2 story Craftsman Home



**218 E 4th St, Julesburg CO**

**\$325,000**

- Rooms:** 4 Bedroom, 3 Bath                      **Taxes:** \$825.30 (2021)
- Style:** 2 story Craftsman style built in 1914
- Size:** 2,220 sq ft                                      **Lot:** 7,000 sq ft
- Roof:** Composition shingle
- Basement:** Finished with family room, ¾ bath, furnace room, laundry and storage cabinets
- Garage:** 2-car detached garage of 780 sq ft
- HVAC:** Gas boiler with hot water radiators, wall a/c unit
- INCL:** Gas Range, Refrigerator, Wall Convection Oven, Dishwasher

FOR PERSONAL SHOWING CALL

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**ON THE MAIN LEVEL: THE KITCHEN FEATURES A GAS RANGE WITH RANGE HOOD, WALL CONVECTION OVEN, REFRIGERATOR AND BUILT-IN DESK SPACE.**

**THE LIVING ROOM HAS BUILT-IN SHELVING, WOOD FLOORS AND A GAS FIREPLACE.**

**HOUSE HEATED BY A NON-DRYING HOT WATER HEATING SYSTEM WITH RADIATORS.**

*Kitchen*

**THE FORMAL DINING ROOM TO THE RIGHT SHOWING DOORS TO THE PRIMARY BEDROOM WITH ¾ BATH AND LAUNDRY ROOM.**

**THE UPPER LEVEL OF THE HOME HAS THREE BEDROOMS, A ¾ BATH, OFFICE, AND LINEN CLOSET.**



*Living Room fireplace and mantle*



*Kitchen*



*Staircase*