

1227 CRESCENT DR
WINDSOR, CO 80550
\$485,000



*You do not want to miss this model-like home
WITH DESIGNER FINISHES AT EVERY TURN!
One Year First American Home Warranty included!*

4 BED / 4 BATH



THE SALL TEAM
C3 REAL ESTATE SOLUTIONS
(970) 795-2848
INFO@SALLTEAM.COM
WWW.SALLTEAM.COM

Featuring a gorgeously updated kitchen.

FRESH PAINT, NEW HARDWOOD FLOORING, NEW BUILT-INS, NEW HARDWARE & FIXTURES. THE KITCHEN HAS QUARTZ COUNTERTOPS, NEW SOFT-CLOSE CABINETS WITH IN-DRAWER LIGHTING, A NEW BACKSPLASH & SS APPLIANCES INCLUDING A 36" 6 BURNER THERMADOR RANGE.



Are you in need of a work-from-home space,

A HOMESCHOOL ROOM OR A SECOND LIVING AREA?

The finished basement has a perfect flex space
+ AN EXTRA BEDROOM & BATHROOM! THE OPEN LAYOUT, HIGH CEILINGS,
UPDATED FIREPLACE & SEPARATE DINING ROOM MAKE FOR
THE PERFECT PLACE TO ENTERTAIN.



The backyard has a covered patio,
HOOKUPS & SLAB FOR A HOT TUB, & TWO GAS BARBECUE STUBS.
KEEP THE DIRTY SHOES, JACKETS & BACKPACKS NICE & TIDY IN THE
REMODELED MUDROOM WITH A BENCH & BUILT-INS.

Details

Built in 2004
Forced Air Heating
Central A/C

UTILITY INFORMATION

Potable Water: Town of Windsor
Non-Potable Water: Yes - billed through the metro district
Sewer: Town of Windsor
Electric: Excel
Natural Gas: Excel
Trash: Home Owner's Choice: Gallegos, RAM or WM
Internet: Seller used Comcast
TV: Seller used Comcast

LOCATION INFORMATION
Brunner Farm Subdivision
New Windsor Metro District

TAXES
\$3,050 (2020)

WINDSOR RE-4 SCHOOL DISTRICT
Grandview Elementary School
Windsor Middle School
Windsor High School

Inclusions

gas range/oven, refrigerator, dishwasher, garbage disposal, window blinds, fireplace mantel, outdoor playset, 2 garage door remotes, smoke alarm(s)

Exclusions

clothes washer, clothes dryer, window curtains & rods, decorative oak wall hooks (in laundry room), decorative floating shelves (in kitchen, kids rooms & in the basement), treadmill, wooden ladders (on back patio), hot tub, workbench (in garage), freezer (in garage), seller's personal property

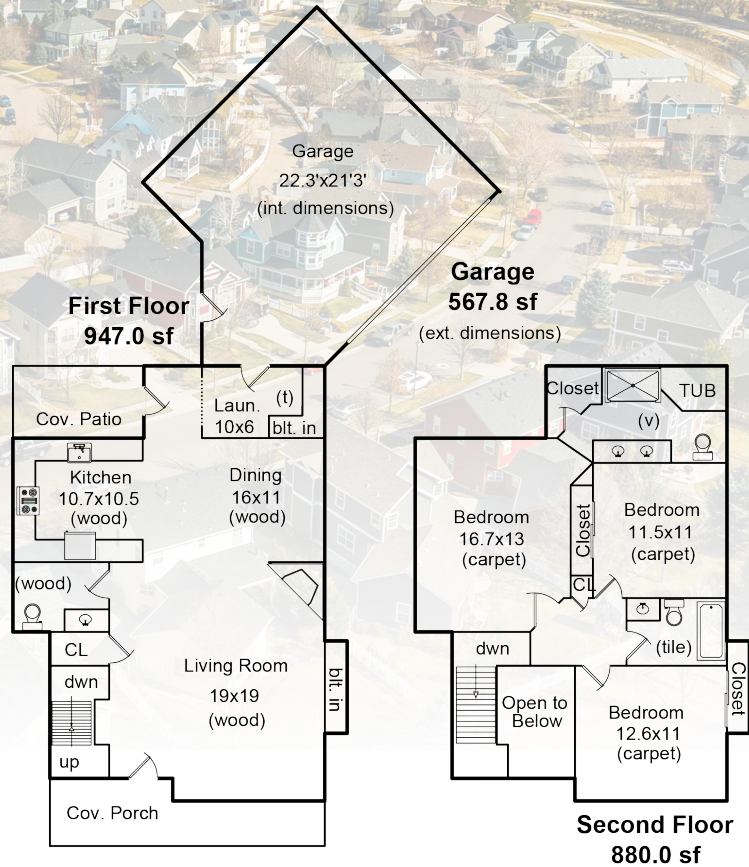
Items for Sale

For a list of items the seller is selling separately, scan the QR Code on the front of this brochure.

Buyer to verify taxes, schools and measurements.

Enjoy the close proximity to Founders Green Park

WHICH OFFERS COVERED PICNIC PAVILIONS, A BASKETBALL COURT & PLAYGROUND EQUIPMENT



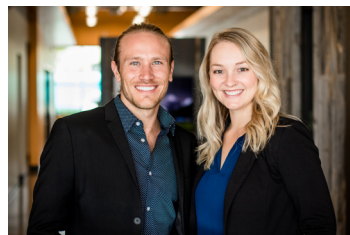
**1227 Crescent Drive
Windsor, CO**
Total Sq Ft: 2701
Total Finished: 2627
Finished w/out Basement: 1827
Basement Sq Ft: 874
Basement Finish: 92%

Scope of work is on our website
www.appraisaldimensions.com

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