

Residential Full

9248 E Lehigh Ave
Denver, CO 80237

County: Denver
Locale: Cherry Creek Townhomes
Community:

MLS#: 5194218
List Date: 03/09/18
Sold Date: 04/06/18
Under Contract Date: 03/14/18
CDOM: 7
Concession Amount: \$0
Status Conditions: None Known
Has HOA: Yes
INV Blackout Ends:
Title Company: Land Title
Financial Terms: Cash, Conventional,
Earnest \$: 2500, Land Title
Seller Type: Individual
Legal Desc: CHERRY CREEK TOWNHOUSE CONDOS U-43 BLDG-8 CP-43-C
PATIO-43-P

Status: **Sold**
List Price: \$270,000
Sold Price: \$269,200

Original Price: \$270,000
Tax ID: 162044101
Taxes: \$1,246 (2017)



Type: Attached Single Family
Architecture: Style: Townhouse
Construct Details: Year Built: 1965
Time of Completion: Model:
Builder Name:
Heat Fuel: Gas
Heat Type: Forced Air
Cooling: Air Conditioning-Central
Other HVAC:
Hvac Detail:
Construction: Brick
Exterior: Brick
Roofing: Composition Shingles

Floors in Unit: 2
Units in Building:
Style Characteristics: Side-by-Side
Unit Level:
End Unit:
Complex Name: Cherry Creek Townh

Recent: 04/06/2018 : Sold : U->S

Sold Information

Selling Broker ID: [042054](#)
Selling Office: [Your Castle Real Estate Inc](#)
Sold Term: Cash
Concessions: None
Buyer Broker Paid By:
Broker Closing Comments: \$800 was reduced from the price for concessions.

Total Beds:	4	Upper Sqft:		PSF Above Grade:	\$169.95
Total Baths:	2	Main Sqft:		PSF Total:	\$169.95
Full Baths:	1	Lower Sqft:		PSF Finished:	\$169.95
3/4 Baths:	0	Above Grade:	1,584	Bsmt Type:	None
Half Baths:	1	Basement Sqft:		Subfloor/Foundation Type:	
1/4 Baths:	0	Total Sqft:	1,584	Bsmt Finished:	
Rough-in:	No	Finished Sqft:	1,584	% Fully Finished:	
		Other Finished Sqft:		Bsmt Ceiling Height:	
		Other Finished SqFt Desc:			
		Measurement From:			
					Date Measured:

School District: Denver 1
Elementary: Joe Shoemaker
School of Choice:
Jr High/Middle: Hamilton
Sr High: Thomas Jefferson

Appliances: Cook Top, Dishwasher, Disposal, Microwave Oven, Refrigerator (Kitchen), Stove/Range/Oven
Flooring: Carpet, Vinyl/Linoleum
Interior Features: Window Coverings
Countertop Type: Laminate, Tile
Smart Home Features:
Laundry: W/D Hookups in Unit
Fireplaces:
Exclusions: none
Site Type:

	<u>Beds</u>	<u>Baths</u>	<u>Room Type</u>	<u>Dimensions</u>	<u>Level</u>	<u>Description</u>
Upper	4	1	Bathroom (Full)		Upper	
Main	0	1	Bedroom		Upper	
Lower	0	0	Bedroom		Upper	
Bsmt	0	0	Bedroom		Upper	
			Master Bedroom		Upper	
			Bathroom (1/2)		Main	
			Family Room		Main	
			Kitchen		Main	
			Laundry		Main	
			Living Room		Main	

Lot Size:
Acres:
Incorporated:
Zoning: Res
Water Sources:
Sewer:
Gas:
Gas Type:
Other Available Utilities:
Walk Score: 40
Lot #:
Land MLS #:
Primary Road:
Electricity:
Electricity Service:
Faces:

Rights:
 Site Features: Adjacent to Greenbelt, Adjacent to Park
 Vegetation:
 Exterior Features: Fence, Patio, Utility Shed, Yard
 Views:
 Distance To: Bus: Light Rail: Other:
 Community Website:
 Community MLS#:
 Rentals Allowed:
 Reports Available:

Parking & Vehicle Information

Total Spaces: 2 Amps Available: Features:
Type # Spaces Dimensions Features
 Carport (Detached) 2

Green Features & Certifications

Solar PV: Addendum Uploaded: No

Multiple HOA's: HOA/Mgmt Company 2 HOA/Mgmt Company 3
 HOA/Mgmt Name: Cherry Creek Townhomes
 Contact #: 303-779-5123
 Website:
 HOA Type: Professionally Managed
 Fee: \$140 / Monthly
 Annual Total: 1,680.00
 Total Annual HOA Fees: 1,680.00
 HOA Includes: Clubhouse, Common Area Grounds Maintenance, Community Pool, Exterior Maintenance w/ Roof, Fitness Facility, Recycling, Sewer, Snow Removal, Tennis Courts, Trash Removal, Water
 HOA Transfer Amt: HOA Transfer Based On:
 HOA Private Transfer Amt: HOA Status Letter Amt:
 Covenants:
 Other Restrictions:
 Special Assessment Desc:

Partial Owner Type: Not Applicable Available Week(s):
 Owner Type: Remarks:
 Partial Ownership Amount:

Available Options:

Current Promotions:

Public Remarks

Don't Miss Out! Own a 4 Bedroom Townhome in One of the Best Locations in Denver! All New Flooring Throughout! Features Include: Big Kitchen, Large Bedrooms, 2 Car Carport, Lots of Green Space and Extremely Low HOAs. Great I-25/I-225 Access. And Blocks for Shopping and Light Rail!

Broker Remarks

Please remove shoes in inclement weather and leave exterior light on.

Directions

From Hampden and Yosemite, Go South on Yosemite, Left on Lehigh, Right on Boston, 1st Right then 1st Right Again. Property on the Left. Park Under Carport. Have a Great Showing!

Listing Agent/Office

Name: [Ellen Smirnoff](#)
 Office Name: [Keller Williams DTC](#)
 Office Phone: 303-771-7500
 Email: ellensmirnoff@gmail.com
 Phone: 303-913-4428
 Mobile: 303-913-4428
 Agent Fax:
 Office Fax: 303-771-1116
 Co-Listing Agent/Office
 Name:
 Office Name:
 Office Phone:
 Email:
 Phone:
 Mobile:



Buyers Agency: 2.8%
 Transaction Broker: 2.8%
 Variable Comm: No
 Listing Contract: Exclusive Right
 Additional Info: Quick Move-In, Quick Possession
 Possession: DOD + Funding
 Submitted Prospect: Yes
 Expiration Date:

Showing Phone: 303-876-0007
 Showing Email:
 Showing Notes: All New Flooring, Please Remove Shoes in Inclement Weather. Leave Exterior Front Light On.
 No Show Until:



Chris Lopez
Your Castle Real Estate Inc
chlopez1982@gmail.com
Ph: 303-548-0846

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Denver, CO 80237
MLS # 5194218
Keller Williams DTC

Abv Grd SqFt 1,584
Beds 4
Baths 2

Sold Price \$269,200
Status Sold
Status Conditions None Known





