



1531 Alpine Avenue
 Berthoud, CO 80513
 COMMUNITY: Gateway Park

SPACIOUS GATEWAY PARK RANCH HOME



Single Family



3246 SQFT



5 Beds



2/1 Baths



3 Car



0.16 Acre

PROPERTY DETAILS

Fantastic ranch home with room for everyone! Loads of light in the open concept living area with south-facing windows. Kitchen offers wood floors, island, granite, gas cooking, walk-in pantry, and adjoins the dining area and main living room, perfect for entertaining or easy everyday living. Step out onto your deck/patio to enjoy the outdoors with peek-a-boo mountain views. Primary suite includes a five-piece bath. Two additional bedrooms share a full bath. Main floor laundry with sink and handy drop zone just inside the garage. Expansive finished basement with 2 additional bedrooms and a 3/4 bath. Huge rec/family room area, including wet bar and refrigerator, ideal for game night or enjoying a movie. Plus bonus craft/office area with barn doors. 3-car garage has ample storage with safe racks and utility sink. Walk to the neighborhood park, downtown Berthoud, Berthoud Rec Center, or ride to the new bike park. Close proximity to Carter Lake and TPC golf course. Non-potable water for irrigation included in HOA fees. Don't miss this opportunity to be part of a great neighborhood in quaint Berthoud CO!



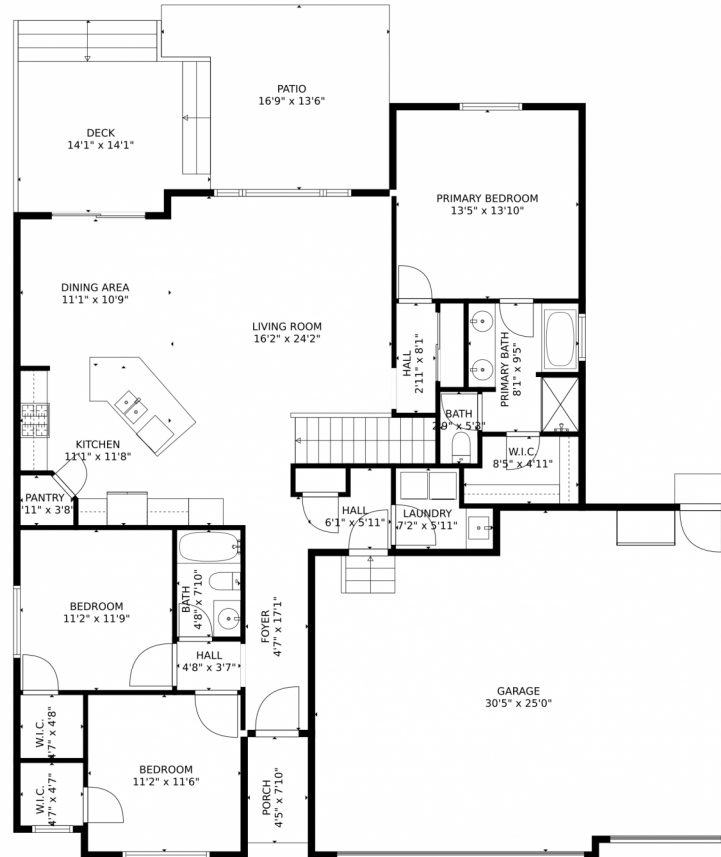
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1531 Alpine Avenue, Berthoud, CO 80513 – Main Level



TOTAL: 2932 sq. ft

Below Ground: 1410 sq. ft, FLOOR 2: 1522 sq. ft,
EXCLUDED AREAS: ELECTRICAL ROOM: 112 sq. ft, GARAGE: 705 sq. ft, PATIO: 192 sq. ft,
DECK: 183 sq. ft, PORCH: 40 sq. ft

MEASUREMENTS CALCULATED BY V1Photos.com ARE DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



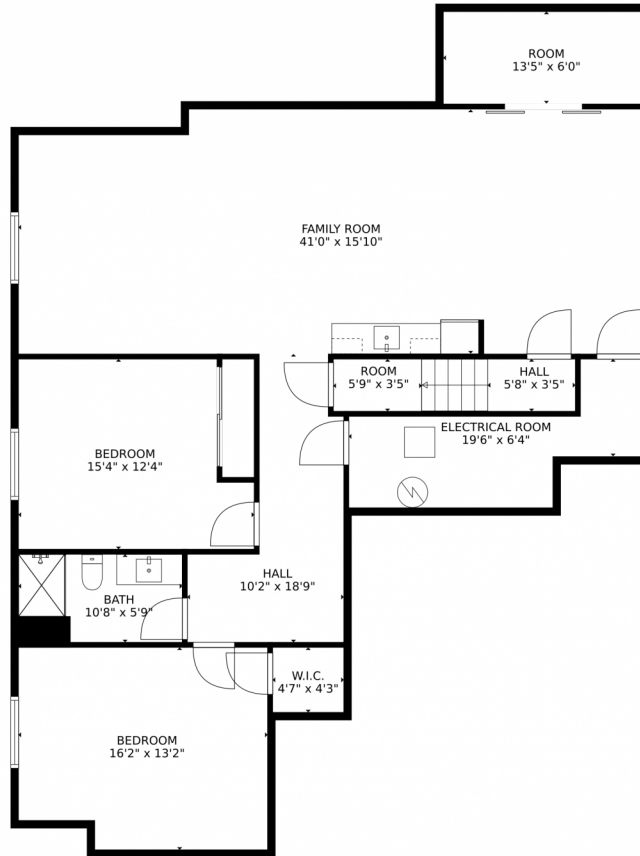
Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.



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1531 Alpine Avenue, Berthoud, CO 80513 — Lower Level



TOTAL: 2932 sq. ft
Below Ground: 1410 sq. ft, FLOOR 2: 1522 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 112 sq. ft, GARAGE: 705 sq. ft, PATIO: 192 sq. ft,
DECK: 183 sq. ft, PORCH: 40 sq. ft

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