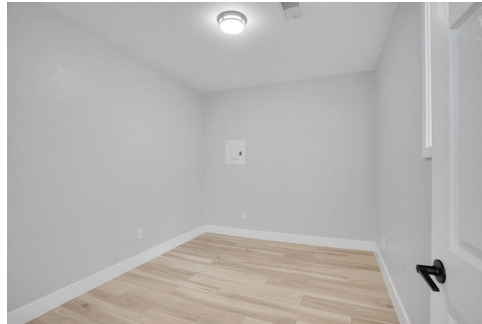




3701 S Spruce Street
Denver, CO 80237
COMMUNITY: PARK VISTA FILING NO 2

MLS # 8650872
PRICE \$1,199,000



Single Family



4346 SQFT



6 Beds



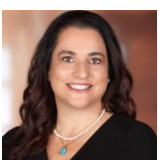
5 Baths



2 Car



0.2 Acre



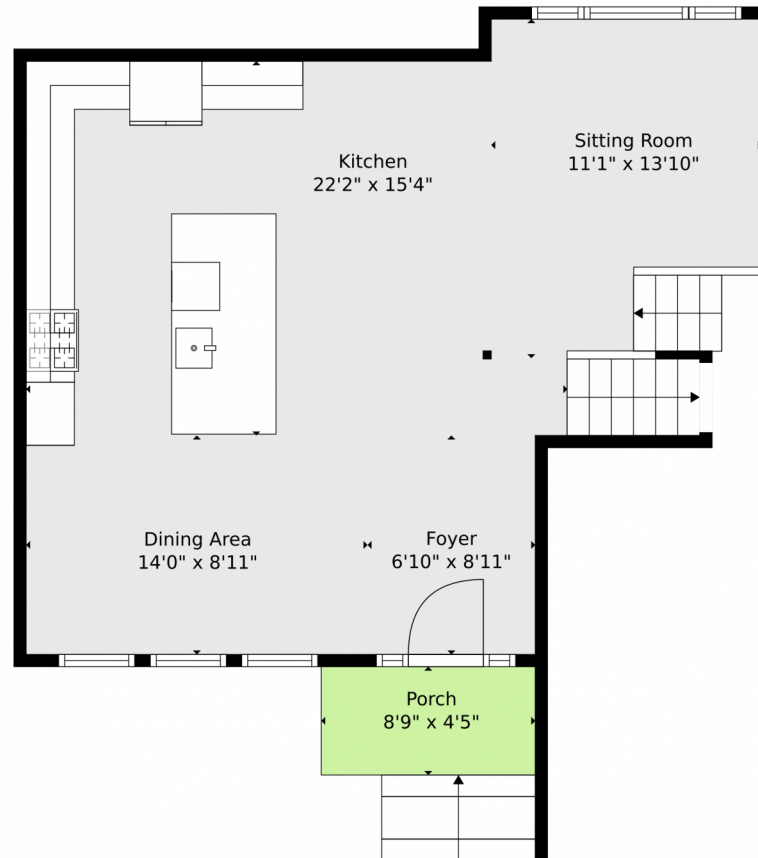
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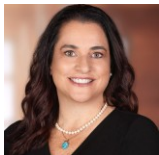


TOTAL: 3931 sq. ft
BELOW GROUND: 503 sq. ft, FLOOR 2: 2003 sq. ft, FLOOR 3: 638 sq. ft, FLOOR 4: 787 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 57 sq. ft, GARAGE: 442 sq. ft, UNDEFINED: 13 sq. ft,
ROOM: 51 sq. ft, PATIO: 986 sq. ft, PORCH: 39 sq. ft

Floor Plan Created By V1photos.com, Measurements Deamed Highly Reliable But Not Guaranteed.



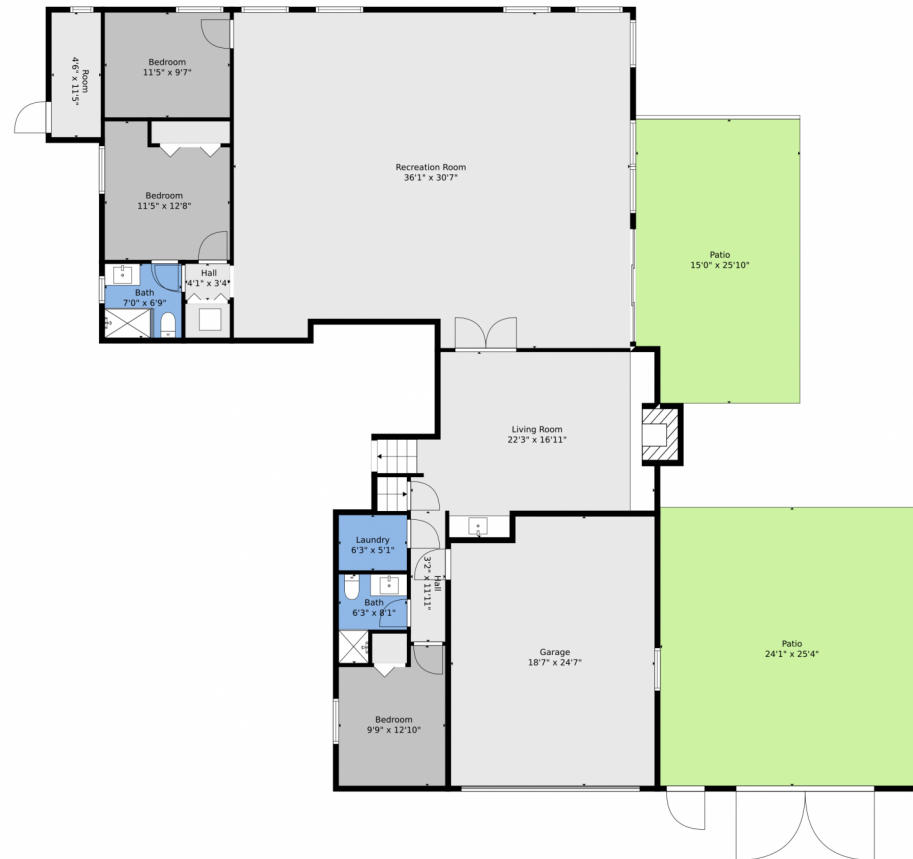
Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.



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3701 S Spruce Street, Denver, CO 80237 — Main Lower

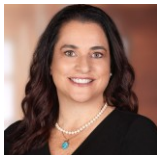


TOTAL: 3931 sq. ft
BELOW GROUND: 503 sq. ft, FLOOR 2: 2003 sq. ft, FLOOR 3: 638 sq. ft, FLOOR 4: 787 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 57 sq. ft, GARAGE: 442 sq. ft, UNDEFINED: 13 sq. ft,
ROOM: 51 sq. ft, PATIO: 986 sq. ft, PORCH: 39 sq. ft

Floor Plan Created By V1photos.com, Measurements Deamed Highly Reliable But Not Guaranteed.



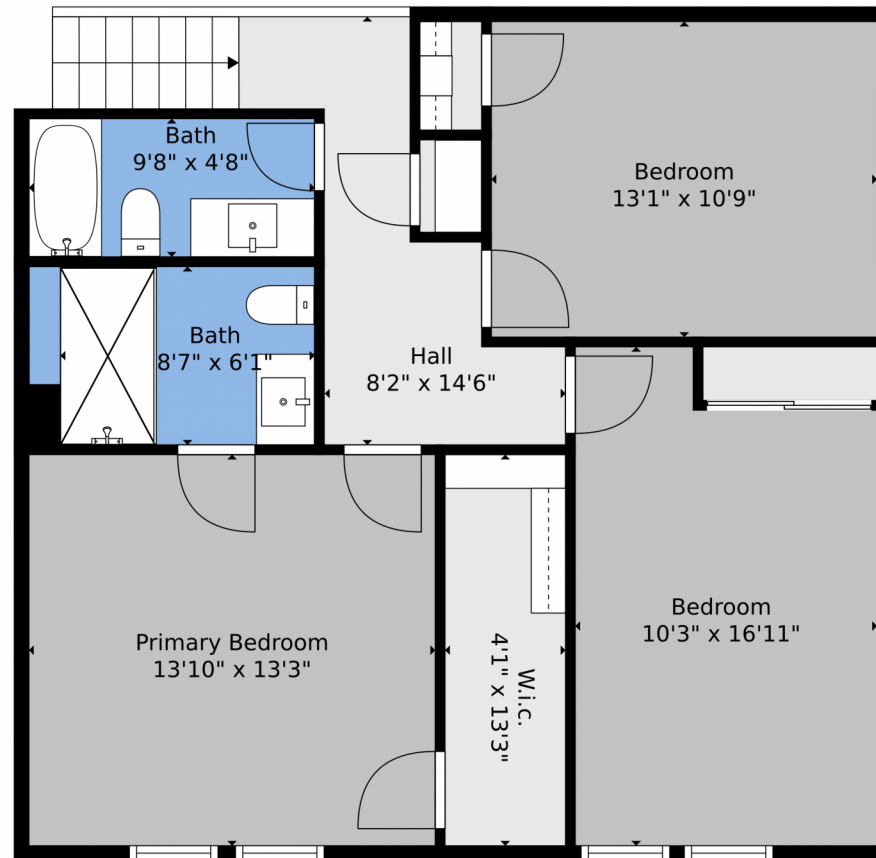
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3701 S Spruce Street, Denver, CO 80237 — 2nd Level

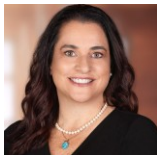


TOTAL: 3931 sq. ft
BELOW GROUND: 503 sq. ft, FLOOR 2: 2003 sq. ft, FLOOR 3: 638 sq. ft, FLOOR 4: 787 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 57 sq. ft, GARAGE: 442 sq. ft, UNDEFINED: 13 sq. ft,
ROOM: 51 sq. ft, PATIO: 986 sq. ft, PORCH: 39 sq. ft

Floor Plan Created By V1photos.com, Measurements Deamed Highly Reliable But Not Guaranteed.



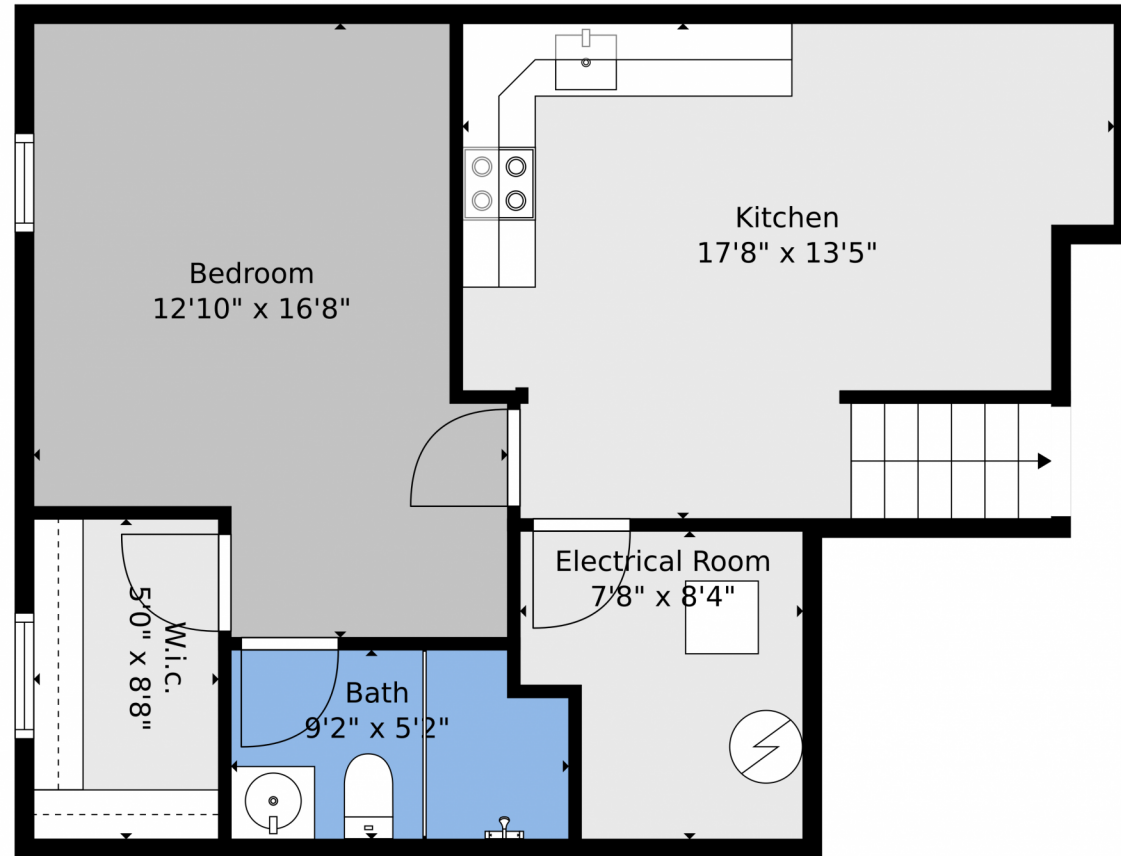
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3701 S Spruce Street, Denver, CO 80237 — Lower Level

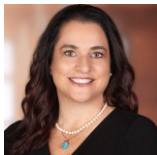


TOTAL: 3931 sq. ft
BELOW GROUND: 503 sq. ft, FLOOR 2: 2003 sq. ft, FLOOR 3: 638 sq. ft, FLOOR 4: 787 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 57 sq. ft, GARAGE: 442 sq. ft, UNDEFINED: 13 sq. ft, ROOM: 51 sq. ft, PATIO: 986 sq. ft, PORCH: 39 sq. ft

Floor Plan Created By V1photos.com, Measurements Deamed Highly Reliable But Not Guaranteed.



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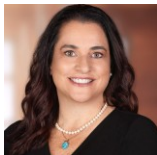
3701 S Spruce Street, Denver, CO 80237 — All Levels



TOTAL: 3931 sq. ft
BELOW GROUND: 503 sq. ft, FLOOR 2: 2003 sq. ft, FLOOR 3: 638 sq. ft, FLOOR 4: 787 sq. ft
EXCLUDED AREAS: ELECTRICAL ROOM: 57 sq. ft, GARAGE: 442 sq. ft, UNDEFINED: 13 sq. ft,
ROOM: 51 sq. ft, PATIO: 986 sq. ft, PORCH: 39 sq. ft

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