

2249 S Marion Street  
Denver, CO 80210  
COMMUNITY: DU Harvard Park

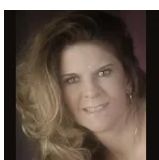
MLS # 2432527  
PRICE \$1,350,000



 Single Family  4048 SQFT  4 Beds  4 Baths  2 Car  0.11 Acre

## PROPERTY DETAILS

Stunning 4-bedroom, 4-bath two-story home in a highly walkable Denver neighborhood! This beautifully maintained property features great curb appeal, professional landscaping, and a welcoming covered porch. Inside, enjoy newer hardwood floors, custom plantation shutters, a formal living room, and a cozy double-sided fireplace. The spacious kitchen boasts stainless steel appliances and connects to a sunlit breakfast nook and dining room. The main floor includes a full bathroom and a private office with patio access. Upstairs, the primary suite offers new windows, a gas fireplace, and a luxurious ensuite bath. The finished basement features a family room, private bedroom, and 3/4 bath. Outside, relax in the private backyard with new fencing. Enjoy a 2-car garage, new roof (2019), and central A/C, all just steps from local favorites and parks. Close to DU, I-25/285, and only 15 minutes to Downtown!



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