

18635 West 59th Drive, Golden Colorado 80403

Amenities

Location / Neighborhood

1. Quiet Residential Neighborhood
2. Nearby North Jeffco APEX Center (2 pools/2 ice rinks/gym/classes, etc.)
3. Nearby Jeffco athletic fields & dog park
4. Nearby open space trails & bike paths
5. Great views & sunlight
6. Easy access to Denver, Boulder, skiing
7. No HOA fees
8. Mail delivered to your door

Upgrades

House / General

1. New windows & newer furnace / AC make for a comfortable home & save money on utilities.
2. New low-E insulated windows installed October, 2006
3. Newer 80% Efficient Trane Furnace & AC with programmable setback thermostat installed August 2005 / warranty transferable
4. New electrical switches and outlets / cover plates throughout
5. 50 gallon natural gas hot water heater & drain pan
6. Natural finish wood trim & window sills, most locations
7. New exterior paint, September 2007
8. All carpets recently cleaned & stretched
9. Fenced back yard with large deck and shade trees
10. Shed with newer roof & storage shelves
11. Veggie Garden Area

Kitchen

1. Hardwood Floors
2. New Cabinets & Sink
3. New Countertops
4. Operable Velux Low-E Skylights
5. Newer disposal
6. Dimmer Switches

Living room

1. Hardwood Floors
2. Newer lighting / dimmer switch

Upper Bedrooms

1. Newer lighting / dimmer switches
2. Large Closets

Upper Bathroom

1. Dimmer Switch
2. Updated vanity & sink

Family Room

1. Track lighting / dimmer switches

Attic

2. Additional insulation added
3. Thermostatically controlled attic fan & louvers ventilate the attic in summer.
4. Switched lighting
5. Sheathing added for storage of lightweight items

Garage

1. Insulation & drywall, West wall
2. Fluorescent Lighting
3. Christmas light timer and exterior outlet above garage door

Inclusions

1. 2 (two) new bathroom windows in garage
2. Garage shelves on West wall & workbench
3. Mini-blind window coverings
4. 5 gallons of deck stain
5. Lawnmower
6. Wood storage rack next to shed.
7. Washer/Dryer
8. Refrigerator
9. Stove/Oven/Range