



IRES MLS # : 950118 **PRICE:** \$850,000
 648 Dewey Ave, Boulder 80304
RESIDENTIAL-DETACHED **ACTIVE**
Locale: Boulder **County:** Boulder
Subdivision: NEIKIRK-STEWART
Legal: W 17 FT LOT 2 & E 14 FT LOT 3 BLK 6
DOM: 1
Website: <https://www.iresis.com/go/mls/950118>

Total SqFt All Lvl: 720 **Basement SqFt:** 0
Total Finished SqFt: 720 **Lower Level SqFt:**
Finished SqFt w/o Bsmt: 720 **Main Level SqFt:** 720
Upper Level SqFt: **Addl Upper Lvl:**
Garage Spaces: 1 **Garage Type:** Off Street
Garage SqFt: 0
Built: 1910 **SqFt Source:** Assessor records
New Const: No
Builder: **Model:**
New Const Notes:

Listing Comments: Adorable bungalow with a heated, detached 175 sq. ft. studio in a great Mapleton Hill location. The living area is open and the home lives much larger than the square footage. The kitchen opens up to the nicely landscaped and private backyard. The bright studio has alley access and would make a great home office or expanded living area. There is one parking spot in the alley. Awesome location! An easy walk to Pearl Street, Ideal Market, North Boulder Park and Mt. Sanitas. Open house Saturday 9 (...)
Broker Remarks: Square footage doesn't include 175 sq. ft. studio. Showings start Friday 9/3 and will continue through the weekend. Please submit offers with a response deadline of 5 pm on September 7th. Sewer line replaced in 2017. Low pitched roof over kitchen replaced in 2016.

Driving Directions: East on Dewey from 4th. Between Concord and Alpine.

Property Features

Style: 1 Story/Ranch **Construction:** Wood/Frame **Roof:** Composition Roof
Type: Cottage/Bung **Outdoor Features:** Lawn Sprinkler System, Storage Buildings **Fences:** Enclosed Fenced Area, Wood Fence
Basement/Foundation: No Basement **Heating:** Forced Air **Inclusions:** Window Coverings, Gas Range/Oven, Dishwasher, Refrigerator, Clothes Washer, Clothes Dryer **Primary Bedroom/Bath:** Shared Primary Bath
Utilities: Natural Gas, Electric **Water/Sewer:** City Water, City Sewer
Ownership: Private Owner **Occupied By:** Vacant not for Rent
Possession: Delivery of Deed **Property Disclosures:** Seller's Property Disclosure **Flood Plain:** Minimal Risk **New Financing/Lending:** Cash, Conventional, FHA, VA

Elementary: Whittier
Middle/Jr.: Casey
High School: Boulder
School District: Boulder Valley Dist Re2
Lot SqFt: 3,337 **Approx. Acres:** 0.08
Elec: Xcel **Water:** City
Gas: Xcel **Taxes:** \$4,138/2020
PIN: **Zoning:** RES
Waterfront: No **Water Meter Inst:** Yes
Water Rights: No **Well Permit #:**
HOA: No
Metro Tax District: No

Baths	Bsmt	Lwr	Main	Upr	Addl	Total
Full	0	0	1	0	0	1
3/4	0	0	0	0	0	0
1/2	0	0	0	0	0	0

All Bedrooms Conform: Yes

Rooms	Level	Length	Width	Floor
Primary Bdrm	M	8	13	Wood
Bedroom 2	-	-	-	-
Bedroom 3	-	-	-	-
Bedroom 4	-	-	-	-
Bedroom 5	-	-	-	-
Bedroom 6	-	-	-	-
Dining room	-	-	-	-
Family room	-	-	-	-
Great room	-	-	-	-
Kitchen	M	10	19	Wood
Laundry	M	4	4	Wood
Living room	M	11	27	Wood
Rec room	-	-	-	-
Study/Office	-	-	-	-

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LO: Kearney Realty **Broker Phone:** 303-440-6464
TB: 2.8% **BA:** 2.8% **Buyer Excl:** No **Contract:** RV **For Showings:** 303-573-7469
Min EM: \$10,000 **EM Recip:** Heritage Title **Lim Service:** N