

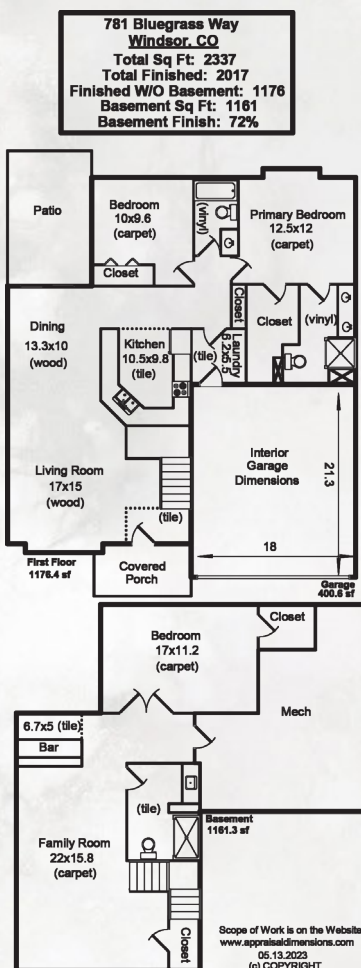
Darling Ranch Home

781 Bluegrass Way | Windsor, CO 80550



3 BEDS | 3 BATHS | 2,337 SQ. FT. | \$445,000

Don't miss this darling Ranch home in the desirable Grasslands Park subdivision of Windsor. Just a hop, skip and a jump to Windsor Lake and the charming downtown Windsor shops and restaurants. Enjoy the summer concert series on the lake too or jump on your bicycle and access the nearby trail system. You will love the hardwood flooring in the living room and dining area as well as the vaulted ceiling. The kitchen is a good size with lots of counter space, tons of cabinetry, pantry and tile flooring. The bar height counter can easily accommodate 4 barstools. The primary bedroom is on the main floor and features cozy carpeting, vaulted ceiling, walk in closet and en-suite bath with a stall shower. Laundry is on the main floor and washer/dryer are included in the sale. Downstairs you will find a finished basement with a big family room, bar area, huge bedroom and nice 3/4 bathroom. This basement is a perfect set up to entertain guests, add a ping pong or pool table or even just relax and watch the game! The back yard is small and manageable but needs some TLC. New furnace and hot water heater within the last 2 years. This house is perfect for a 1st time buyer, investor or someone who is downsizing homes. This home comes with a First American home warranty basic plan.



Features

Style:	1 Story/Ranch
Construction:	Wood/Frame
Total Square Feet:	2,337 Total SqFt
Fin. Square Feet:	2,017 Fin. Sq Ft
Lot Size:	5,127 Sq Ft
Year Built:	2002
Heating:	Forced Air
Cooling:	Central A/C, Ceiling Fan
Roof:	Composition
Subdivision:	Grasslands Park
Taxes:	\$2288 / 2022
HOA:	\$250 / Year
Metro Tax District:	None
Elementary School:	Grandview
Middle School:	Windsor
High School:	Windsor

Primary Bedroom	13 x 12
Bedroom 2	10 x 10
Bedroom 3	17 x 11
Living Room	17 x 15
Dining Room	13 x 10
Kitchen	11 x 10
Laundry	06 x 06
Family Room	22 x 16



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