

Full Property View

13481 Birch Way, Thornton, CO 80241

\$580,500 - Closed



Listing ID:	9702797	MLS Status:	Closed
County:	Adams	Close Price:	\$580,500
Property Type:	Residential	List Price:	\$579,000
Property Subtype:	Single Family Residence	Original List Price:	\$579,000
Structure Type:	House	Basement:	Yes
Levels:	Two	Year Built:	1998
Subdivision Name:	Parkridge Villages	Spec. Listing Cond:	None Known
Listing Contract Date:	01/03/2024	Contingency:	None Known
Purchase Contract Date:	01/05/2024		
Close Date:	01/25/2024		
Days in MLS:	2		
Association: Y Multiple: N Cov/Rest: Y		Assoc Fee Tot Annl:	\$228.00
Tax Annual Amt:	\$3,035	Tax Year:	2022
Special Taxing/Metro District Y/N:	No		
Tax Legal Desc:	SUB:PARKRIDGE VILLAGES FILING NO 4 AMEND #2 BLK:5 LOT:11		

Recent: **01/25/2024 : CLOSE : P->C**

Interior Area & SqFt

Building Area Total (SqFt Total):	2,461	Living Area (SqFt Finished):	1,859	Area Source:	Public Records
Above Grade Finished Area:	1,859				
Below Grade Total Area:	602	Below Grade Finished Area:	0	Below Grade Unfinished Area:	602
PSF Total:	\$236	PSF Above Grade:	\$312	PSF Finished:	\$312
Basement:	Unfinished	Bsmnt Ceiling Ht:			
Foundation:		Fireplace:			
Heating:	Forced Air, Natural Gas				
Cooling:	Central Air	HVAC Description:			
Interior Features:	Ceiling Fan(s), Eat-in Kitchen, High Ceilings, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s)				
Security Features:		Flooring:	Carpet, Wood		
Window Features:	Bay Window(s), Double Pane Windows, Window Coverings	Spa Features:			
Appliances:	Dishwasher, Disposal, Microwave, Range, Refrigerator, Self Cleaning Oven	Laundry:	In Unit		
Other Equipment:					
Exclusions:	Sellers personal belongings				

Bed & Bath Summary

Bedrooms Total:	4	Bathrooms Total:	3	<u>Bathrooms</u>	
Upper Level Bedrooms:	4	Upper Level Bathrooms:	2	Full:	2
Main Level Bedrooms:	0	Main Level Bathrooms:	1	Three Quarter:	0
Lower Level Bedrooms:	0	Lower Level Bathrooms:	0	Half:	1
Basement Level Bedrooms:	0	Basement Level Bathrooms:	0	One Quarter:	0

Detailed Room Info

Room Type	Rm Level	Dimensions	Description
Living Room	Main		Wood Flooring, Vaulted Ceiling
Dining Room	Main		Wood Flooring
Kitchen	Main		Wood Flooring, SS Appliances, Eating Space, Bay Window
Family Room	Main		Wood Flooring
Bathroom (1/2)	Main		
Primary Bedroom	Upper		Ceiling Fan, Vaulted Ceiling, Walk-in Closet, Private Bathroom
Primary Bathroom (Full)	Upper		Double Sinks, Large Shower.
Bedroom	Upper		
Bathroom (Full)	Upper		Double Sinks
Bedroom	Upper		Ceiling Fan. Can be used as office.
Bedroom	Upper		Ceiling Fan.

Parking

Parking Total:	3	Garage Spaces:	3	Offstreet Spaces:	0
<u>Parking Type</u>	<u># of Spaces</u>	<u>Parking Length</u>	<u>Parking Width</u>	<u>Parking Description</u>	
Garage (Attached)	3				

Association Information

	<u>Association 1</u>	<u>Association 2</u>	<u>Association 3</u>
Association Name:	Parkridge Villages-mSi		
Association Type:	Professionally Managed		
Association Phone:	303-420-4433		
Association Website:			
Assoc Fee/Frequency:	\$19.00 Monthly		
Assoc Fee Annual:	\$228.00	\$0.00	\$0.00
Assoc Fee Tot Annl:	\$228.00		
Restriction Covenants:	Other	Pets Allowed:	Senior Community: No

Site & Location Information

Lot Size: **0.19 Acres / 8,282 SqFt** Fencing: **Full**
Current Use:
Lot Features: **Level, Sprinklers In Front, Sprinklers In Rear**
Road Surf/Front: **Paved/Public Road** Road Responsibility: **Public Maintained Road**
Bldg/Complex Name: Elementary School: **Eagleview / Adams 12 5 Star Schl**
Middle/Junior Sch: **Rocky Top / Adams 12 5 Star Schl**
High School: **Horizon / Adams 12 5 Star Schl**
Parcel Number: **R0113221** School of Choice:
Walk Score: **62** [View Walk, Bike, & Transit Scores](#)

Building Information

Architectural Style:
Entry Level/Loc: Common Walls: **No Common Walls**
Construction Materials: **Brick, Frame, Wood Siding**
Roof: **Composition** Exterior Features: **Fire Pit, Private Yard, Rain Gutters**
Patio/Porch Feat: **Covered, Front Porch, Patio** Pool Features:

Water & Utilities

Water Included: **Yes** Water Source: **Public** Sewer: **Public Sewer**
Utilities: **Cable Available, Electricity Connected, Natural Gas** Electric:

Public Remarks

Gorgeous turnkey, fully updated home for the growing family! Gleaming Australian Cypress hard wood flooring throughout the main level. Bright and open floor plan. The stylish eat-in kitchen features stainless steel appliances, quartz countertops, subway style tile backsplash, and impressive calico hickory cabinetry; and opens to the inviting family room. Formal dining and living room area. Upstairs, you'll find the spacious primary bedroom with private updated bath and walk-in closet. 3 additional bedrooms and full updated bathroom complete the upper level of this amazing home. Outside the covered patio area is perfect for outdoor BBQ's and entertaining. The sprawling, fully fenced yard provides plenty of space for kids play, gardening, etc. An uncovered patio area and firepit are just a bonus! Great location!

Confidential Information

Private Remarks: **Buyer to verify all property data, measurements and HOA information.**
CO-OP Compensation: **2.8%** Dual Variable: **No** Submitted Prosp: **No**
The MLS does not fix, suggest, control, or set commissions. The offer of commission is between Participants and is always negotiable.
Contact listing broker for details.
Contract Earnest Check To: **First American Title** Possession:
Contract Min Earnest: **\$7,500** Listing Terms: **Cash, Conventional, FHA, VA Loan** Ownership: **Individual**
Title Company: **First American Title**
Expiration Date: **04/30/2024**

List Agent

List Agent: [Jeffrey Harmes](#) Phone: **303-915-4357**
List Agent ID: **325530** Mobile: **303-915-4357**
Office: **303-654-0197**
List Office: [RE/MAX MOMENTUM](#) Email: JeffreyHarmes@Gmail.com List Office ID: **REM29**

Buyer Agent

Buyer Agent: [Suzanne Tang](#) Phone: **303-903-4954** Buyer Agent ID: **054366**
Buyer Office: [Brokers Guild Real Estate](#) Email: suzannetang@comcast.net Buyer Office ID: **BG002**

Close Information

Concessions: **No** Buyer Financing: **Cash**
Commission Modified: **NA** Closing Comments:



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