

# Harvest Park Cutie

5326 Corbett Drive | Fort Collins, CO 80528



**3 BEDS | 3 BATHS | 2,243 SQ. FT. | \$550,000**

*Welcome Home!* This adorable home sits up off of the street across from the big park, pool & work out center. Awesome West facing front porch to enjoy sunsets and wind down your day. Beautiful original oak wood floors (in great condition) throughout the main floor. Tons of space in the formal dining room with big windows to let in natural light. The kitchen is a great space- stainless appliances and opens up nicely to the living room. The living room is cozy with a ceiling fan, fireplace and slider to the low maintenance yard. Upstairs you will find all 3 bedrooms and 2 bathrooms. The master bedroom sits in the back of the house and has a 5-piece En-suite bathroom. The carpeting is original but in great condition and has recently been professionally cleaned. The basement is unfinished, dry and clean. This home sits on a smaller lot with an attached 2 car (alley load garage). Enjoy numerous pocket parks in this unique neighborhood, minutes to both Twin Silos Park, the Jr. High and High School. Close to Harmony Rd shops, restaurants and easy access to I-25. This is an excellent opportunity to buy into this highly desirable neighborhood. First American Home Warranty included & has been pre-inspected for your convenience. Newer roof and hot water heater.





*Chrissy Barker*

REALTOR®

Cell: (303) 704-0476 | Office: (970) 226-3990

chrissybarker@gmail.com

www.chrissybarker.com

4703-A Boardwalk Dr. | Fort Collins, CO 80525

## Features

|                     |  |
|---------------------|--|
| Style:              | 2 Story  |
| Construction:       | Wood/Frame, Brick/Brick Veneer, Composition Siding |
| Total Square Feet:  | 2,243 Total SqFt                                   |
| Fin. Square Feet:   | 1,752 Fin. Sq Ft                                   |
| Lot Size:           | 3,740 Lot SqFt                                     |
| Year Built:         | 2003   |
| Heating:            | Forced Air   |
| Cooling:            | Central A/C, Ceiling Fan                           |
| Roof:               | Composition  |
| Subdivision:        | Harvest Park                                       |
| Taxes:              | \$2,755 / 2021                                     |
| HOA:                | \$913 / Year                                       |
| Metro Tax District: | None   |

|                    |              |
|--------------------|--------------|
| Elementary School: | Bacon        |
| Middle School:     | Preston      |
| High School:       | Fossil Ridge |

|                  |    |   |    |
|------------------|----|---|----|
| Primary Bedroom: | 16 | x | 12 |
| Bedroom 2:       | 12 | x | 10 |
| Bedroom 3:       | 10 | x | 10 |
| Dining Room:     | 11 | x | 10 |
| Kitchen:         | 12 | x | 10 |
| Laundry:         | 05 | x | 03 |
| Living Room:     | 17 | x | 14 |

