



2255 GRAPE ST

6 BEDS | 6 BATHS

3,191 SQ FT

\$1,550,000

American Craftsman reconstructed in 2008 to reflect modern features and amenities while preserving the home's classic good looks. High-end selections, wide-plank walnut flooring, gorgeous millwork and doors, 9-ft ceilings. Sunny living & dining + family room with 2 sets of French doors to outdoor living. Cherry, granite and stainless steel finishes in gourmet kitchen + laundry/pantry. Vaulted en-suite master + 3 beds + 2 baths on upper level; bed & bath or office on main level, bed & bath + rec and media rooms on lower level. 3 fireplaces, multiple solar tubes, built-in speakers, new carpeting, 2-car attached garage. Walk to schools, parks, coffee shops, library, stores and restaurants.





Neighborhood: Park Hill

Beds: 6

Baths: 6

Finished Square Feet: 4,725

Above Grade Square Feet: 3,191

Age: 1919

Heating: Gas, forced air

Cooling: Central Air Conditioning

Basement: Partial, 94%

Garage: 2 Car Attached

Lot Size: 6,250

Taxes: \$6,973 (2019)

Schools

Elementary: Park Hill

Middle: McAuliffe (Stapleton/Park Hill Enrollment Zone)

High: East



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