

\$375,000 - 7040 E Girard Avenue 406, Denver

MLS® #6161009 RE COLORADO Listing Office: Cher Schafer Homes

\$375,000

2 Bedroom, 3.00 Bathroom, 1,680 sqft
Residential on 0 Acres

Morningside, Denver, CO

Backs to a beautiful park with stream! This large, open floorplan condo has two patio's, one an enclosed lanai and the other an open patio off of the primary bedroom, both with views of the park! The unit is updated with newer laminate floors, carpet, light fixtures, hardware, window coverings, windows, patio doors and new lanai windows and screens. There is a washer and dryer (included) on the main level along with the half bath. The kitchen has stainless appliances, eating area and breakfast bar. Cozy main level great room also with views of the park. The main level also has an additional room that can be used as a dining area or game room. The lower level has a huge primary bedroom that has a sitting area and balcony with park view. There is a walk in closet, master bath with separate dressing area with vanity and walk in shower. There is a secondary bedroom and a full bath. The unit comes with two reserved parking spaces within the secured parking garage and two storage closets. This complex is very secure with a security door into the building. The HOA fee additionally covers Heat and Water! This location is convenient to shopping, entertainment, restaurants, golf, Southmoor Lite Rail, Easy commute to downtown Denver and Cherry Creek. Seller to pay 6 months HOA fees at closing! Must see!

RE COLORADO

Listing Courtesy of Cher Schafer Homes

Built in 1974



Essential Information

MLS® #	6161009
Price	\$375,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	1,680
Acres	0.00
Year Built	1974
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	7040 E Girard Avenue 406
Subdivision	Morningside
City	Denver
County	Denver
State	CO
Zip Code	80224

Amenities

Amenities	Elevator(s), Fitness Center, On Site Management, Parking, Pool, Sauna, Security, Spa/Hot Tub, Storage
Parking Spaces	2
View	Water
Is Waterfront	Yes
Waterfront	Stream
Has Pool	Yes
Pool	Outdoor Pool

Interior

Interior Features	Ceiling Fan(s), Eat-in Kitchen, Granite Counters, Open Floorplan, Pantry, Hot Tub, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Microwave, Oven, Range Hood, Refrigerator, Washer
Heating	Baseboard, Natural Gas
Cooling	Air Conditioning-Room

Stories Multi/Split

Exterior

Exterior Features Balcony
Lot Description Greenbelt
Windows Window Coverings
Roof Composition

School Information

District Denver 1
Elementary Holm
Middle Hamilton
High Thomas Jefferson

Additional Information

Date Listed March 31st, 2025
Zoning B-A-1

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