

\$240,000 - 7665 E Eastman Avenue 110, Denver

MLS® #8278760  Listing Office: Live.Laugh.Denver. Real Estate Group

\$240,000

1 Bedroom, 1.00 Bathroom, 714 sqft
Residential on 0 Acres

Shadow Wood Condo Bldg A, Denver, CO

Welcome to your new home in the highly sought-after Shadow Wood community! This charming 1-bedroom, 1-bathroom condo offers a perfect blend of comfort and convenience in a prime Denver location.

Step inside to find an inviting open-concept living space with plenty of natural light and beautiful wood floors. This spacious living room and kitchen are perfect for relaxing or entertaining, they seamlessly connect to a lovely private outside space, where you can enjoy your morning coffee or unwind after a long day. The bedroom is generously sized, offering a peaceful retreat with a large closet for storage. The bathroom is well-appointed with a full tub and modern finishes. Additional features include in-unit laundry, a cozy fireplace, and assigned parking for added convenience. New electrical panel added April 2025.

Shadow Wood offers fantastic community amenities, for a low monthly HOA! Including both an indoor and pool, clubhouse, tennis, pickleball + racquetball courts, exercise room, as well as a sauna and quiet maintained grounds. Conveniently located near parks, shopping, dining, and major highways, this condo provides easy access to everything Denver has to offer.



Financing Notes	FHA REG Fixed Rate	CONV Fixed Rate	FHA CHFA Fixed Rate	CONV Fixed Rate
Sales Price	\$245,000	\$245,000	\$245,000	\$245,000
% Down	3.50%	5.00%	3.50%	25.00%
First Loan	\$240,562	\$232,750	\$240,562	\$183,750
Term	30 Years	30 Years	30 Years	30 Years
Rate	6.500%	6.875%	6.625%	6.750%
APR*	7.384%	7.549%	7.623%	6.935%
CASH TO CLOSE				
Down Payment	\$8,575	\$12,250	\$8,575	\$61,250
Closing Costs	\$4,404	\$4,219	\$6,809	\$4,072
Prepays/Impounds	\$794	\$1,167	\$1,164	\$1,019
Gift	-\$0	-\$0	-\$7,973	-\$0
Total \$ Required	\$13,773	\$17,636	\$8,575	\$66,341
HOA DUES EXPENSE				
First Loan P & I	\$1,521	\$1,529	\$1,540	\$1,192
Taxes, Ins & Mtl	\$184	\$437	\$363	\$255
Homeowners Assoc.	\$345	\$345	\$345	\$345
Total Monthly Pmt	\$2,050	\$2,311	\$2,249	\$1,792

*APR = Annual Percentage Rate

Ready to stop renting? Let's talk about owning.

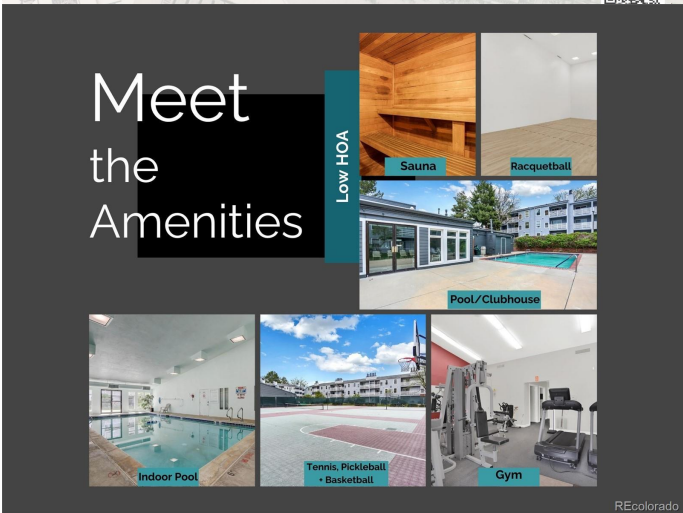
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Seller Offering Concessions! -Let's Chat!



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Listing Courtesy of Live.Laugh.Denver.

Real Estate Group

Built in 1978

Essential Information

MLS® #	8278760
Price	\$240,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	714
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	7665 E Eastman Avenue 110
Subdivision	Shadow Wood Condo Bldg A
City	Denver
County	Denver
State	CO
Zip Code	80231

Amenities

Amenities	Clubhouse, Fitness Center, Pool, Sauna, Storage, Tennis Court(s)
Parking Spaces	1
Parking	Asphalt
Has Pool	Yes
Pool	Indoor, Outdoor Pool

Interior

Interior Features	Eat-in Kitchen, Granite Counters, No Stairs
Appliances	Dishwasher, Disposal, Dryer, Range, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Living Room
Stories	One

Exterior

Exterior Features	Tennis Court(s)
Roof	Composition

School Information

District	Denver 1
Elementary	Joe Shoemaker
Middle	Hamilton
High	Thomas Jefferson

Additional Information

Date Listed	March 20th, 2025
Zoning	R-2-A



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Listing information last updated on May 7th, 2025 at 1:03am MDT