

**2827 1/2 Texas Avenue**  
Grand Junction, CO 81501



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**MLS# 20253657**



**\$375,000**

**4 Bedrooms | 2 Bathrooms | 1,551 Sqft**

This spacious 4-bedroom, 2-bathroom ranch-style home offers 1,551 square feet of comfortable living space, including a finished basement. The front yard features low-maintenance landscaping, and the covered patio with a ceiling fan makes your backyard perfect for entertaining. Inside, you'll find two inviting living spaces, one on each floor, along with an updated kitchen and modern appliances. A newly renovated bathroom downstairs with fresh flooring adds to the home's appeal. The Breeze Air cooling system ensures comfort year-round. The property includes a detached shop with an air cleaner, a garden shed, and plenty of parking, including space for an RV. Conveniently located just 5 minutes from Colorado Mesa University and 7 minutes from Main Street, with easy access to I-70, this home offers both convenience and comfort. Schedule your showing and come see it in person ASAP!!



**Ben Brady**

Phone: (719) 351-1204

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