

527 23 Rd
Grand Junction, CO 81507



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MLS# 20263538



\$540,000

3 Bedrooms | 2 Bathrooms | 2,526 Sqft

Open spaces, clean lines, a beautifully remodeled kitchen, a walkout basement, second living area, covered deck, and RV parking—527 23 Road has so much to love before you even step inside. From the moment you arrive, mature shade trees, classic brick accents, and a welcoming two-story façade create a wonderful first impression. Step through the front door and you're greeted by soaring vaulted ceilings, abundant natural light, and a floor plan that feels open, connected, and easy to live in. The heart of the home is the remodeled kitchen, where granite countertops, crisp white cabinetry, pendant lighting, and a spacious island with counter seating create a space that's just as functional as it is beautiful. Whether you're preparing dinner, entertaining friends, or enjoying a quiet morning coffee, everything flows effortlessly into the adjoining living area. Just a few steps down, you'll discover a warm and inviting flex space anchored by an electric fireplace. It works beautifully as a dining room, second gathering space, home office, or creative retreat—ready to adapt to whatever fits your lifestyle. Upstairs, all three bedrooms are thoughtfully tucked away, creating a comfortable separation between the living and sleeping spaces. The primary suite offers a spacious retreat complete with its own $\frac{3}{4}$ bath, while the two additional bedrooms are perfect for



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