



Benson Ag Land Realty LLC
Presents
For Sale



420 W 6th St, Julesburg, CO

\$309,000

A corner house on the west side of Julesburg, this Traditional front-gable style home was built in 1926 and given a later addition. Two bedrooms on the main floor with one bath, open living-dining room combo, kitchen with appliances included, and a main floor laundry with half bath. The addition includes a 2-car attached garage, bonus room and storage space. The finished basement has 1 non-conforming bedroom, a bedroom or office room, and a carpeted family room. Outdoor features include a detached garage with alley entry, covered patio, vinyl fenced backyard, chain-link fenced garden, and auto sprinkler system.

Appliances: range, refrigerator, dishwasher, microwave oven, disposal

Taxes: \$1,205.72 (2024 tax year)

Lot Size: 10,500 sq. ft

Garage area: 720 sf attached, 576 sf detached

FOR PERSONAL SHOWING CALL

Mike Benson

PO Box 202/200 W 4th St., Julesburg, Co 80737

(970) 474-2000

fax (970) 474-2002

cell #520-1778

web; benenson-realty.com; e-mail: mbenson@kci.net Also available on Realtor.com, Coloproperty.com, [Trulia](http://Trulia.com) & [Zillow](http://Zillow.com)

NOTICE TO PROSPECTIVE REAL ESTATE PURCHASER: Information contained herein is from sources we believe are reliable, but such information is not guaranteed or warranted. Benson Ag Land Realty LLC and Seller assume no responsibility for omissions, correction, withdrawals, or prior sales. The attached map, if any, is not intended as a survey and is for general location purposes only. Benson Ag Land Realty LLC is, or will be acting as Transaction Broker in any transaction, and will not be the agent of the Buyer.

IREs MLS No. 1048097; also on Realtor.com and other MLS sites.



IREs MLS No. 1048097; also on Realtor.com and other MLS sites.