



## 3724 BENTHAVEN STREET

If you are looking to rent a home that has all the amenities you require, while being located in a part of town that is safe, friendly and convenient, you found the right home. 3724 Benthaven is a home where you can settle down and grow roots that will connect for years to come. The home is large enough for couples or singles, families or retired persons and just about anyone who has a lot of stuff.

The entry way opens up into the living room or a formal dining room should you choose to make it so. This room is adjacent to the kitchen along with the breakfast table area. The kitchen is really well designed so you can cook and transfer dishes to the sink to dishwasher without ever getting the floor dirty. The best part of the kitchen though is its direct access to the redwood back deck. The deck itself is large enough to put a nice sized table and chairs, and enjoy watching company play a game of badminton or frisbee in the HUGE backyard. The deck though is also accompanied by the backyard patio. Between the two of them, you may consider hosting the neighborhood BBQ cook off (any cook off requires Middel Realty attendance to ensure fair judging....).

The lower area is overlooked by the kitchen as well, and your gas fireplace is located here. The main floor laundry and half bath are to the west of the family room. The family room is plenty big for your big screen, sound system and sofa(s). Off of the family room, your oversized two car garage awaits your large truck. If you have small cars, that means you have that much more storage. Regardless, you can fit all your possessions in the garage or the basement.

The unfinished basement is great for people with small kids in the family or friends who visit often. In the evenings, you may find the space the basement provides a great room for the kids to have a small recreation room. Now for those of us without kids, but are still kids at heart, your gym or weight sets will be perfect in the basement. Overall, this room is perfect for just about anyone.

Upstairs, you will find your master bedroom, walk-in closet and master bath. The master bedroom overlooks the backyard, and you will enjoy the privacy the backyard provides when laying your head down at night. The other two bedrooms are located across the hallway and share a full bath.

Overall, if you are looking for a cool, comfortable home, you found the right one. All of our homes are professionally cleaned from baseboards to ceilings. Our carpet cleaners have the same high standards as we do and the carpets are thoroughly cleaned. At Middel Realty we are willing to offer a higher quality product for a fair price which allows people to live in a great home, around fantastic neighbors, and in neighborhoods where you can be proud to say, "I live there." Sorry no pets. Call us today to schedule your showing appointment that will work around your schedule. We show after hours and on weekends by appointment. Call us today at 970-221-1100 or 970-310-3909 or Email us at

[info@middelrealty.com](mailto:info@middelrealty.com).

# Middel Realty

# Tri-Level







## Kitchen-

 Refrigerator	 Range (with Self Cleaning Oven)	 Dishwasher
 Garbage Disposal	 Double Bin Stainless Steel Sink	 Oak Cabinets
 Small Breakfast Bar	 Large Pantry	 Eating Area

## House Setup-

 3 Bedrooms	 2.5 Bathrooms	 Main Floor Laundry Room
 Vaulted Ceilings	 Berber Carpet Throughout	 Washer Dryer Hookups
 Open Floor Plan	 Walk-in Master Closet	 Fenced Backyard with Patio
 Freshly Painted Interior	 Oak Trim Throughout	 Fireplace-Gas Burning
 Cable Ready	 Telephone Ready	 Oversized Two Car Garage
 Forced Air Heating	 Clean and Well Maintained	 Redwood Back Deck
 Freshly Painted Exterior	 Natural Lighting	 Very, VERY CLEAN
 2040 Sq. Feet (400 Unfinished Basement)	 Large Closets	 <b>Central Air Conditioning</b>
 Automatic Sprinkler System	 Professional Landscaping	 Close to Troutman Park

# Surrounding Area Attributes

 Large Yard	 <a href="#">Close to Lopez Elementary</a>	 Close to Troutman Park
 Close to Shopping, Schools, Banks, City Parks and Trails	 Backs to Privacy Area	 Mountain Views

*Middel Realty*  
*970-221-2300*



*Look at all the  
space you have  
when you live  
on Benthaven.*

*Home, Yard, Storage...  
Space to Live and Love.*

