



432 HAVEN DRIVE

This beautiful four-level home is located in a quiet southwest Fort Collins neighborhood. Upon entering from the front door via your own redwood front porch, your living room awaits. With decorative shelving above the coat closet, a half-moon window and vaulted ceilings make this a very pleasant room, filled with the warmth of natural light.

The kitchen has all the appliances (refrigerator, dishwasher, range with self cleaning oven, garbage disposal), recessed lighting, a pantry, and an eating area that overlooks your backyard. The kitchen has a great view of your large family room, complete with gas fireplace and an area large enough for a computer desk, play area, or whatever other needs you may have. The upper story has three bedrooms, two of which share a full bath, and a linen closet.

Upstairs, the master bedroom is plenty big for a king sized bed, dresser, television stand and anything else you care to put in your humble abode. If you are anything like most Americans, you may suffer from the accumulation of clothes, shoes and general stuff. The walk in closet is plenty big for all your precious belongings that we can not seem to part with. An inclusive three quarter master bath is large enough for two adults to prepare themselves for work or play.

The additional two bedrooms are located across the hallway and have access to the full bath. Both bedrooms are large enough to accommodate a full sized bed or queen sized bed if you consider having guest quarters. For children, you should have plenty of space for a twin bed, dresser, television, and clothing tucked neatly away in the standard closet.

Overall, if there isn't enough storage in the finished areas of the home, you will find the extra storage in the basement more than adequate. The unfinished basement will house any and all your personal belongings that we just can not part with. Feel free to use the crawl space for seasonal items that we seem to touch but twice a year. The basement is where your washer and dryer hookups are located as well.










The two car garage enters directly into this very spacious home. The yard is fully fenced, has an automated sprinkling system and is made for folks who do not desire lots of yard work, but want a nice yard between them and their neighbors. This neighborhood is within walking distance to Lopez Elementary, movie theaters, grocery stores, and bus routes, not to mention Troutman Park. You can be very active and not worry about using your car to get there.

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 970-221-2300 or 970-310-3909 or Email us at info@middelrealty.com.

Middel Realty Inc.

Tri-Level Setup







Kitchen-

 Refrigerator	 Range (with Self Cleaning Oven)	 Dishwasher
 Garbage Disposal	 Double Bin Stainless Steel Sink	 Oak Cabinets
 Small Breakfast Bar Area	 Eating Area	 Overlooks Lower Family Room

House Setup-

 3 Bedrooms	 2.5 Bathrooms	 Very, VERY CLEAN
 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 Throughout	 Telephone Ready Throughout	 Oversized Two Car Garage
 Forced Air Heating	 Clean and Well Maintained	 2040 Sq. Feet (400 Unfinished Basement)
 Freshly Painted Exterior	 Natural Lighting	 Automatic Sprinkler System
 Tons of Storage Ability	 Nice yard	 Corner Lot

Surrounding Area Attributes

 City Views	 Close to Shopping, Schools, Banks, City Parks and Trails	 Close to Troutman Park
 Quick access to Horsetooth Road	 Walk to Lopez Elementary	 Close to Grocery Stores

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