

3182 Bookcliff Ave Grand Junction, CO 81504 Rent / Rent to Buy!!

- Available for sale \$229,000
- Rent at \$1,450/mo + Security Deposit
- 5 Bedrooms and 2 Bathrooms
- Freshly painted interior and very clean
- Great location near shops and schools
- Almost 2,000 sq ft with a huge basement
- Built in 1978, baths have been updated too
- Main level includes 3 Bedrooms and 1 Bathroom
- Living room and dine-in kitchen have arch features
- Refrigerator, range/oven, microwave and dishwasher included
- Basement has large family room, 2 Bedrooms and a 3/4 Bath
- Large laundry and Storage/Hobby room also downstairs
- 2 car garage with 2 remote openers
- Evaporative cooler and forced air heat
- Flooring is neutral carpeting & tile
- Corner lot with fenced back yard
- Storage shed included
- Park is just across the street
- Taxes approx. - \$1,000/year (we pay them until you purchase.)
- Mortgage payments could be between \$1,400 - \$1,700 depending upon interest rates, credit scores and down payment.



The Rent to Buy option is a great way to move into the home you want to own without needing a loan first. The down payment is a total of \$3,000 fully credited to your purchase. We have worked with a few mortgage companies that have helped our clients in the past and are happy to give you a referral if you need help with your loan process.

Call us about your new home today! 201-3664