

707 E. Second Avenue  
100 North—Salt Lake City, Utah  
\$460,000



**Meticulously Restored 2-Story Brick Home in Salt Lake's Historic Avenues Neighborhood**

Built in 1896

Sandstone Front Walkway Leads to Beautiful Front Porch  
2,770 Square Feet—3 Bedrooms & 2 1/2 Bathrooms

Grand Entrance Hall with Open Wood Staircase; Hardwood, Tile Flooring,  
Period Fireplace Insert, Original Woodwork & Built-ins, High Ceilings,  
Crown Moldings, Ceiling Fan, Tasteful Décor Accented with Color  
Alarm System, New Ducting for Gas Heating plus New Central Air Conditioning in 2009  
New Windows Up & Lower Level

Light & Inviting Living Room Features Fireplace with Original Mantel & Cast Insert  
Formal Dining Room Enhanced with Built-in China Hutches & Coffered Ceiling  
Delightful Updated Kitchen—Shaker-Style Wood Cabinets with Display Doors,  
Granite Tile Countertops & Tumbled Tile Backsplash  
Central Work Island/Breakfast Bar & Tile Floor  
Appliances Include Stainless Refrigerator, Range & Microwave  
Convenient Laundry & Half Bath Complete Main Floor



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*Charming & Inviting!*



Fabulous Upstairs Remodel in 2008 Maintains Original Integrity of Home  
Beautiful Built-in Book Shelves Detail Inviting Master Bedroom Suite  
Amazing Walk-in Closet with Custom Dresser & Sweater/Shoe Storage  
Gorgeous Master Bath has Dual Sinks, Steam Shower & 1" Mosaic Tile Floor  
2 Additional Remodeled Bedrooms Up plus  
Second Full Bathroom with Separate Tub & Shower  
Newly Finished Lower Level with Full-Height Ceiling Includes  
Comfortable Family Room Wired for Surround Sound  
Storage Down

Private Mature .11 Acre Lot  
Re-Landscaped Backyard in 2010  
Lovely Stamped Concrete Patio Bordered by New Flagstone Wall  
New Sprinkling System Throughout Front & Back Yards  
Delightful Garden Shed  
1 Off-Street Parking Space

**Schools**—Wasatch Elementary, Bryant Intermediate, West High

*Square footage and lot size which are provided as a courtesy are approximate. All other information contained herein was supplied by the seller. It is the buyer's responsibility to verify all information.*



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