

MLS# 2053992

List Price: \$680,000
 Original List Price: \$705,000
 Price Per: \$332
 DOM: 45
 Address: 2673 S Kenwood St
 NS/EW: 2673 S / 1735 E
 City: Salt Lake City, UT 84106
 County: Salt Lake
 Proj/Subdiv: PARK
 Tax ID: 16-21-454-013
 Zoning: 1107

Status: ACTIVE
 Entry Date: 12/10/2024
 Restrictions: No
 Est. Taxes: \$3,108
 HOA?: No
 ADU?: No



Jr High: Hillside

School Dist: Salt Lake
 Sr High: Highland
 Elem: Highland Park
 Other Schl: J E Cosgriff Memorial

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining			Laun dry	Fire place
			F	T	H				K	B	F		
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-	-
1	1156	3	1	-	1	-	1	1	1	1	-	1	1
B1	887	1	-	1	-	1	-	-	-	-	1	1	1
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2,043	4	1	1	0	2	1	1	1	1	0	1	2

Type: Single Family
 Style: Bungalow/Cottage
 Year Built: 1948
 Const Status: Blt./Standing
 Acres: 0.14
 Deck | Pat: 0 | 1
 Garage: 1
 Frontage: 0.0
 Side: 0.0
 Carport: 1
 Back: 0.0
 Prkg Sp: 4
 Irregular: No
 Fin Bsmt: 95%

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central
 Air Cond: Central Air; Gas
 Floor: Carpet; Hardwood; Tile; Bamboo
 Window Cov: Blinds
 Pool?: No
 Pool Feat:
 Possession: Immediate
 Exterior: Asphalt Shingles
 Has Solar?: No
 Landscape: Fruit Trees; Landscaping: Full; Mature Trees
 Lot Facts: Curb & Gutter; Fenced: Part; Road: Paved; Sidewalks; Sprinkler: Manual-Full; Terrain, Flat; View: Mountain
 Exterior Feat: Bay Box Windows; Double Pane Windows; Outdoor Lighting; Patio: Covered; Storm Doors
 Interior Feat: Den/Office; Dishwasher, Built-In; Disposal; Kitchen: Updated; Oven: Double; Range/Oven: Free Stdng.; Granite Countertops
 Amenities: Cable TV Available; Electric Dryer Hookup
 Inclusions: Ceiling Fan; Dryer; Range; Refrigerator; Washer; Window Coverings
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage; Basement
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Remarks: This charming 4-bedroom, 2-bathroom home is ideally situated just 15 minutes from the University of Utah, Westminster, Downtown and only 5 minutes to the heart of Sugarhouse. It is perfectly suited for families, students, or investors in the highly sought after Highland Park neighborhood. Upon entry, you will immediately notice the inviting open concept living area, where the updated kitchen flows effortlessly into the dining and living spaces. This open layout is perfect for both everyday living and entertaining guests. The updated kitchen features modern finishes and plenty of granite counter space, making it the perfect place to gather and cook. Whether you're preparing a quick meal or hosting a dinner party, this space is both functional and stylish. You will also find 3 lovely bedrooms on the main level and a full bathroom. The basement offers another large bedroom, a bathroom with shower, and a family room with pool table (included). Also, you will find the laundry area and loads of storage space. The backyard is fully fenced and offers, a private and serene space ideal for outdoor activities, gardening, or relaxing after a busy day. Whether you're looking to make this your primary residence or invest in a prime property located in a prime location, this home offers the perfect blend of location, size, and opportunity.

Agt Remarks: Easy to show! The washer/dryer, chest freezer, and pool table are included. The seller can re-install the handrail upon request.



Showing Requests Available Soon

Attached Documents

Show Inst: Appt/Use Lockbox; Use Showing Service

UtahRealEstate.com - Agent Full Report - Residential

Owner: Jean Hill

Special Owner Type:

Contact: Deborah

Contact Type: Agent

Ph 1: 801-231-6211

Ph 2: 801-488-5300

L/Agent: Deborah McFarlane

Email: deborah.mcfarlane@cbrealty.com

Ph: 801-231-6211

Mobile: 801-231-6211

L/Office: Coldwell Banker Realty (Salt Lake-Sugar House)

Ph: 801-488-5300

Listing Type: Exclusive Right to Sell (ERS)

Expiration Date: 06/05/2025