



Lakewood Duplex Near Light Rail
**1465 BALSAM ST.
LAKEWOOD, CO 80214**
\$450,000

PROPERTY HIGHLIGHTS:

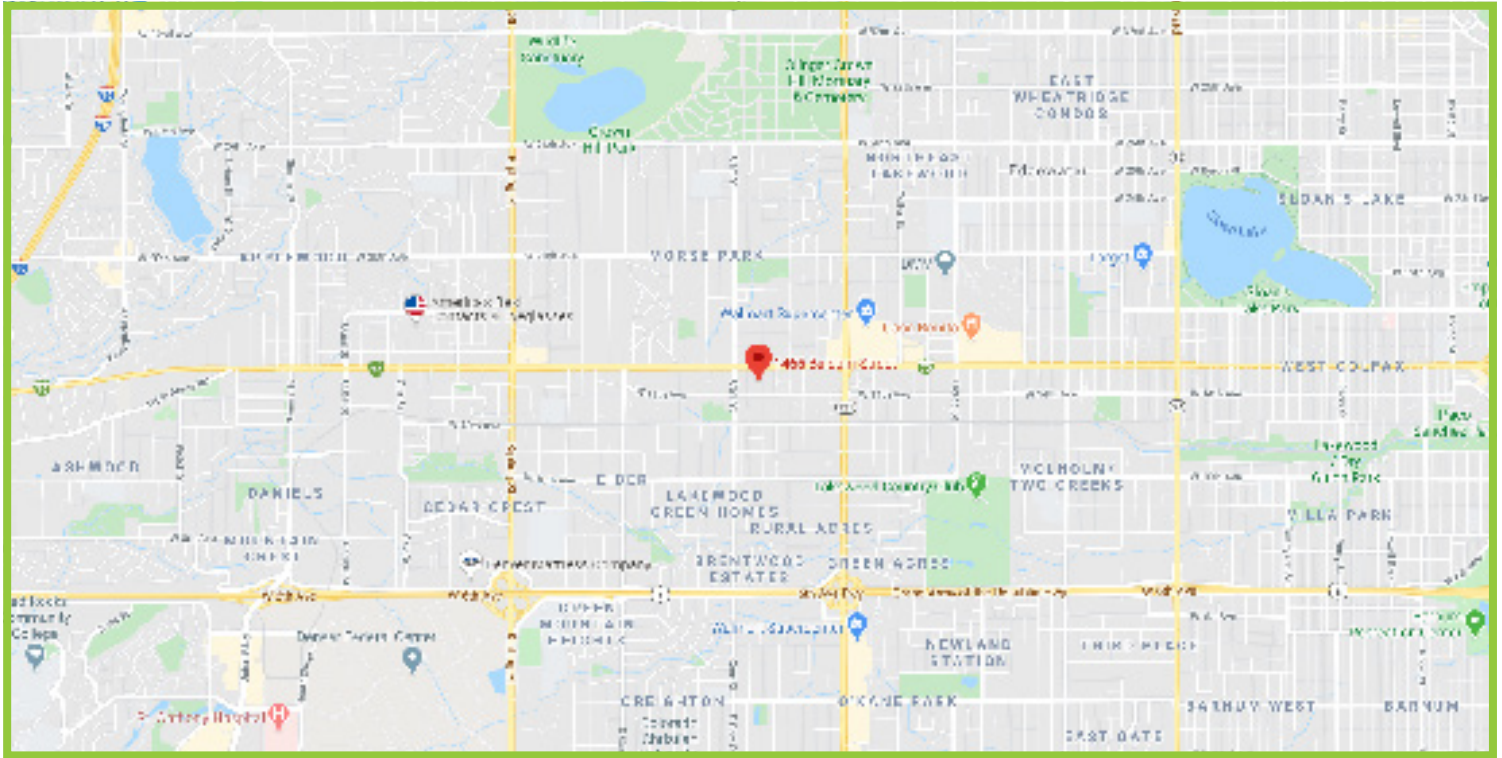
- Up-And-Down Duplex Located Just Blocks West Of The Lakewood-Wadsworth Light Rail Station
- 2Bed/1Bath Units With Updated Kitchens & Great Layouts
- One-Car Detached Garage & Big Yard
- Low Maintenance - Tenants Pay For Gas, Electric, Sewer, Trash, Half The Water Bill In Summer
- Fantastic Investment Opportunity & Would Be A Great Short-Term Rental



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LOCATION HIGHLIGHTS



LOCATION HIGHLIGHTS:

- Just Blocks West Of The Lakewood-Wadsworth Light Rail Station
- Near The West Colfax Redevelopment Plan
- Sandwiched Between Two Lakewood Light Rail Stops



1465 BALSAM STREET

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