CUSTOM PROPERTY FEATURES

3735 Wild Plum Court, Boulder

HIGHLIGHTS

- Turnkey with extensive updates throughout
- True main-floor functionality with main-level primary suite
- Seamless indoor-outdoor living
- Mountain and city views on a large lot with 0.7 acres
- Exceptional privacy paired with proximity to trails and town
- Foothills setting with easy access to Boulder amenities

LOCATION

- Situated on 0.7 acres in Northwest Boulder
- Located in the desirable Spring Valley neighborhood
- Quiet cul-de-sac off Linden
- Exceptional privacy surrounded by established luxury homes
- Eastern exposure capturing beautiful sunrise views
- Western mountain views
- Direct access to Mt. Sanitas trails, Wonderland Lake Trail, and nearby Open Space
- Close proximity to North Boulder amenities
- Nearby world-class road biking and hiking trails
- Outskirts of the City of Boulder offering a foothill setting without mountain conditions

MAIN-LEVEL LIVING

Living Room

- Large picture windows with abundant natural light
- Brand new carpet

Dining Area

- Informal dining nook with excellent natural light
- Large windows framing backyard views
- Custom buffet counter with built-in cabinetry

Kitchen

- Refinished wood flooring
- Large center island
- GE Monogram refrigerator and freezer
- GE dishwasher
- GE professional-grade 4-burner range with grill and griddle
- Double ovens
- Large pantry, including built-in shelving
- Extra pantry down the hall
- Functional open-concept design connecting kitchen, dining, and family room

Family Room

- Vaulted ceilings with exposed beams
- Wood-burning fireplace with full stone surround
- Integrated firewood storage
- Sliding glass door access to rear deck

Mudroom

- Custom-built bench, cubbies, cabinetry, and gear storage
- Utility sink
- Direct exterior access
- Interior access to oversized two-car garage

Main-Level Primary Suite & Flex Space

- True main-floor living functionality
- Expansive primary suite with mountain views
  - Large-scale footprint with lounge flexibility
  - Double closets
  - Primary bathroom
    - Heated floors
    - Triple-head Leisure steam shower
    - Separate vanities
    - Private water closet
- Main-floor guest bedroom or office flex space
- Additional full bathroom off kitchen

CONTINUED ON BACK >>>

CUSTOM PROPERTY FEATURES

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LOWER-LEVEL

Full-height walk-out lower level

Recreation Room

- Large windows providing abundant natural light
- Sliding glass doors to backyard and patio
- Wood-burning brick-surround fireplace
- Wet bar with GE beverage refrigerator and sink

Media Room

- Ideal for theater use
- Custom wrap-around permiter shelf

Four Lower-Level Bedrooms

- Private bedroom designed for long-term guests
- Three additional bedrooms, all with large windows
  - One with built-in desk and shelving
  - One with a walk-in closet
  - One with a walk-in closet plus an additional closet

Additional Spaces

- Private office with attached powder room
- Laundry room tucked away separately for functionality

EXTERIOR AND GROUNDS

- Recently remodeled exterior with brand new standing seam metal roof
- Updated stucco and wood siding
- Oversized attached two-car garage
- Expansive driveway with ample parking
- Large lot backing to Open Space
- New, giant rear deck overlooking backyard and foothills, partially covered
- Covered lower-level patio
- Natural rock outcroppings and large boulders creating privacy and character
- Mountain and city views

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COMPASS