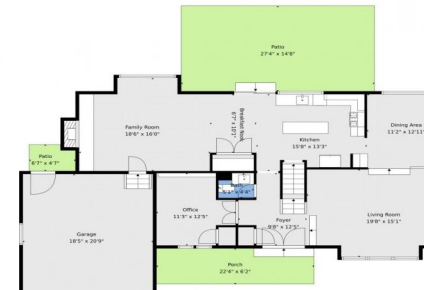




floorplan\_single\_1



Single Family



3200 SQFT



5 Beds



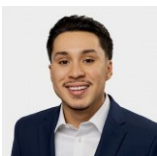
5 Baths



2 Car



0.25 Acre

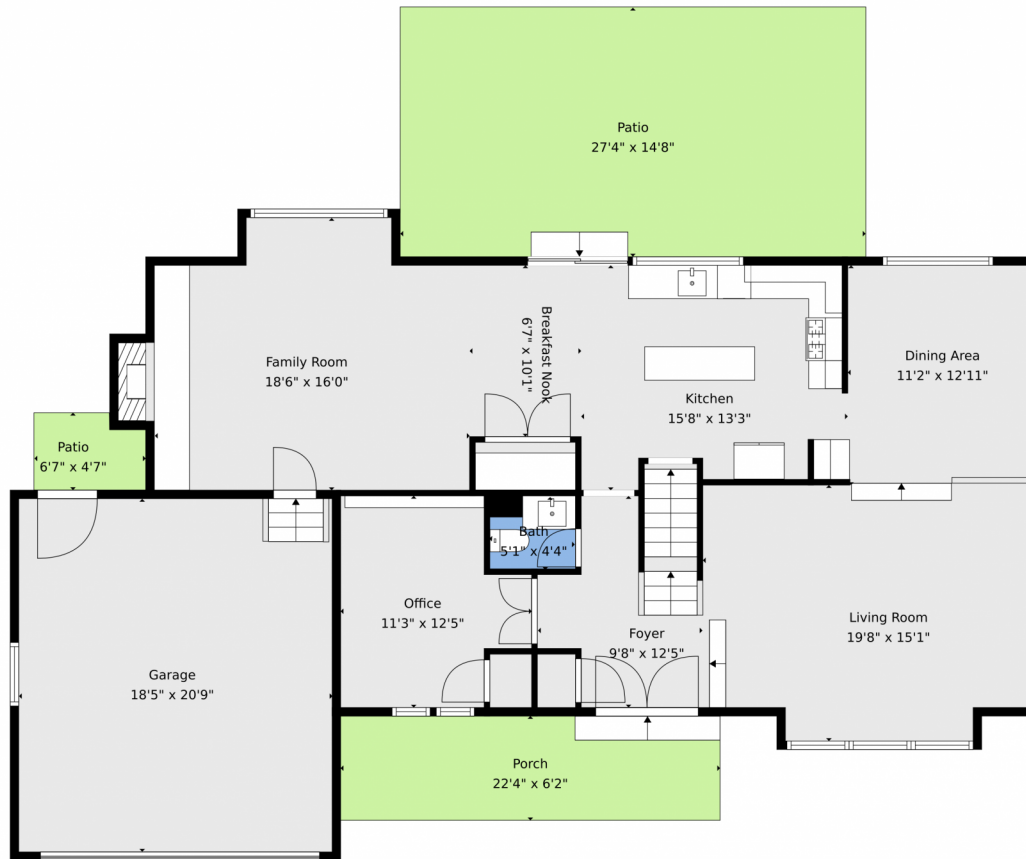


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**TOTAL: 2855 sq. ft**  
Basement: 627 sq. ft, 1st floor: 1259 sq. ft, 2nd floor: 969 sq. ft  
EXCLUDED AREAS: UTILITY: 42 sq. ft, GARAGE: 383 sq. ft, PORCH: 137 sq. ft,  
PATIO: 431 sq. ft, FIREPLACE: 12 sq. ft, WALLS: 234 sq. ft

Floor Plan Created By V1photos.com. Measurements Deamed Highly Reliable But Not Guaranteed.



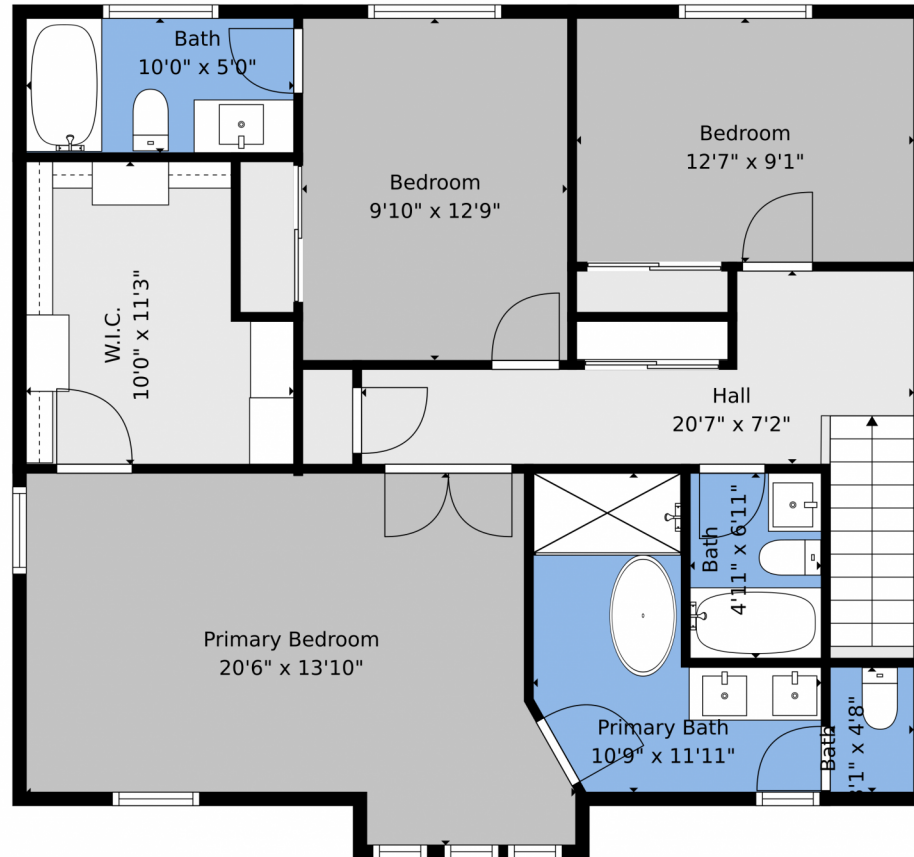
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4011 South Magnolia Way, Denver, CO 80237 – 2nd Level



**TOTAL: 2855 sq. ft**  
Basement: 627 sq. ft, 1st floor: 1259 sq. ft, 2nd floor: 969 sq. ft  
EXCLUDED AREAS: UTILITY: 42 sq. ft, GARAGE: 383 sq. ft, PORCH: 137 sq. ft,  
PATIO: 431 sq. ft, FIREPLACE: 12 sq. ft, WALLS: 234 sq. ft

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4011 South Magnolia Way, Denver, CO 80237 – Basement



**TOTAL: 2855 sq. ft**  
Basement: 627 sq. ft, 1st floor: 1259 sq. ft, 2nd floor: 969 sq. ft  
EXCLUDED AREAS: UTILITY: 42 sq. ft, GARAGE: 383 sq. ft, PORCH: 137 sq. ft,  
PATIO: 431 sq. ft, FIREPLACE: 12 sq. ft, WALLS: 234 sq. ft

Floor Plan Created By V1photos.com. Measurements Deamed Highly Reliable But Not Guaranteed.



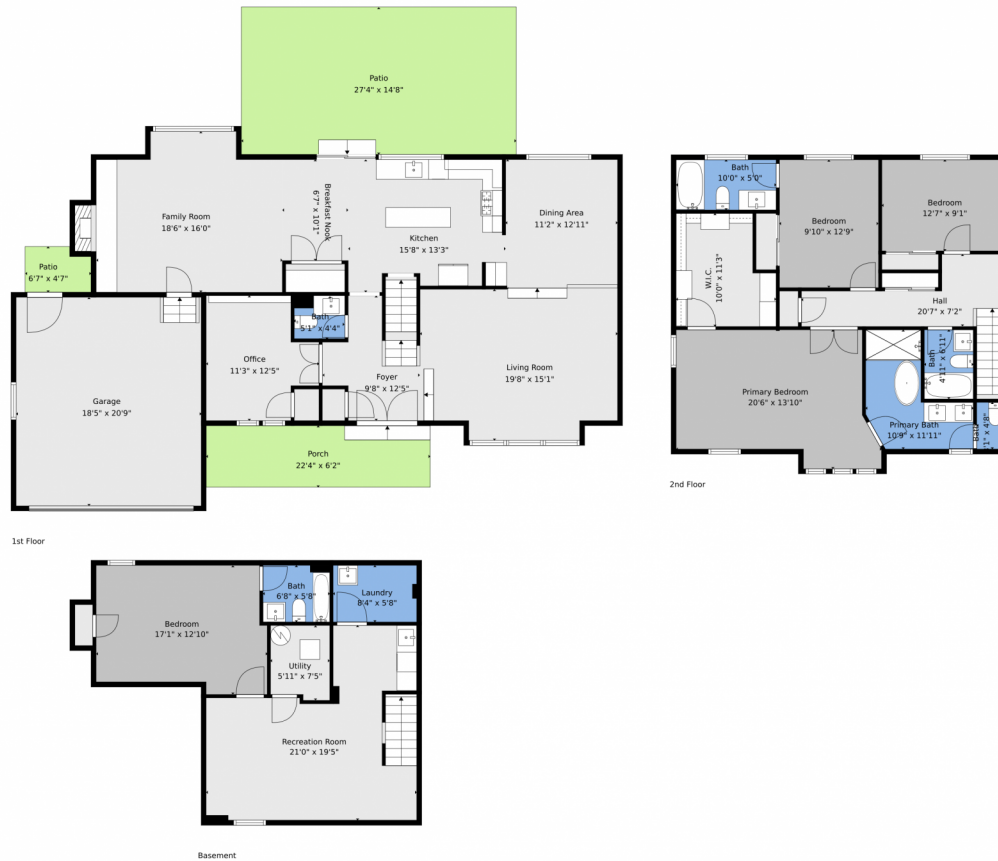
Disclaimer: Sizes and Dimensions are Approximate, Actual May Vary.



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# 4011 South Magnolia Way, Denver, CO 80237 – All Levels



**TOTAL: 2855 sq. ft**  
Basement: 627 sq. ft, 1st floor: 1259 sq. ft, 2nd floor: 969 sq. ft  
EXCLUDED AREAS: UTILITY: 42 sq. ft, GARAGE: 383 sq. ft, PORCH: 137 sq. ft,  
PATIO: 431 sq. ft, FIREPLACE: 12 sq. ft, WALLS: 234 sq. ft

Floor Plan Created By V1photos.com. Measurements Deamed Highly Reliable But Not Guaranteed.



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