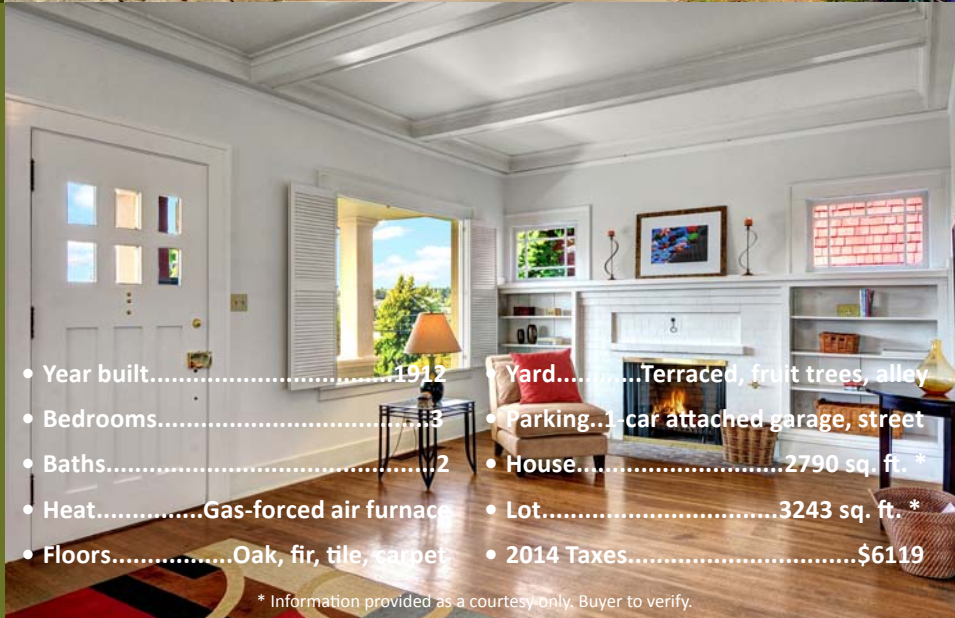


MAJESTIC 1912 CRAFTSMAN



Beautifully sited on desirable Yale Ave E, this majestic Craftsman exudes character, lovingly restored in historic detail by the owners of 36 years. The grand full-width rocking-chair front porch welcomes with serene lake, mountain and city views. A fabulous circular floor plan showcases a tasteful balance of convenient updates and original details like 9' box beam ceilings, oak floors, fully restored fireplace, built-in bookshelves, picture rails and more. Remodeled kitchen boasts tons of oak cabinets, Sub-Zero fridge, eating bar, and study alcove, connecting to large formal dining room, and out to sunny back deck for entertaining. Upstairs, a deluxe master with pastel sunset views, and two more generous bedrooms, all with walk-in closets. The middle room, currently used as an office, has beautiful built-ins. Unfinished basement was recently seismically updated, and serves as laundry room, workshop, storage, and access to 1-car garage below. Unique flag-shaped lot provides alley access in back. Amazing location, close to shops, eateries, parks, transit, or an easy bike ride to SLU, the U, Capitol Hill, and Downtown.

2528 Yale Avenue East



- Year built.....1912
- Bedrooms.....3
- Baths.....2
- Heat.....Gas-forced air furnace
- Floors.....Oak, fir, tile, carpet
- Yard.....Terraced, fruit trees, alley
- Parking...1 car attached garage, street
- House.....2790 sq. ft. *
- Lot.....3243 sq. ft. *
- 2014 Taxes.....\$6119

* Information provided as a courtesy only. Buyer to verify.



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