

# 520 Lovett Boulevard Montrose

Nestled in the vibrant heart of Montrose lies this meticulously restored and renovated ten-unit community. Offering five floor plans, this architectural gem stands as a testament to both timeless design and contemporary comforts. The top-to-bottom renovation means that you can be the first resident to live in these like-new spaces. New plumbing, HVAC, Appliances (W/D in unit), paint, windows, and refinished floors. Each home has been carefully curate, offering residents a unique experience that pays homage to the design trends of the mid-20th century while providing all the comforts of modern living. Whether you're drawn to the classic aesthetics or the chic urban vibe, this MCM complex is the epitome of cool sophistication and serves a callback to the vibrant roots of the neighborhood.



## **Interior Features**

- Completely Renovated
- New Plumbing
- New HVAC
- Central A/C and Heat
- New Water Heaters
- All New Appliances
- New Windows
- New Kitchens
- New Paint
- New Lighting - All Interior Lights on Dimmers
- Recessed Lighting Throughout
- Ground Floors – newly refinished concrete floors
- Second Floors- newly refinished original hardwoods
- All Units Feature Dual Access Point- Separate Front and Back Door

## **Kitchen**

- Floor to Ceiling Tile
- Large Built-in Pantry
- Extensive Storage
- New GE Stainless Steel Refrigerator/Freezer
- New GE Stainless Steel Dishwasher
- New GE Stainless Steel Gas Range and Oven

## **Living Area**

- Large Windows
- Recessed Lighting
- Sealed Concrete Flooring Down
- Refinished Original Hardwoods Up

## **Bedroom**

- Overhead Fans
- New Windows
- Large Closets
- Large Windows

Recessed Lighting  
Sealed Concrete Flooring Down  
Refinished Original Hardwoods Up

### **Bathrooms**

Floor to Ceiling Tile  
Sleek Lighting  
MOEN Plumbing Fixtures  
Pedestal Sink  
Built-in Storage  
Built-in Shower Nook  
Frosted Windows

### **Utility**

Brand New LG ThinQ High Efficiency  
Washer and Dryer  
Exhaust Fan

### **Exterior Features**

Fully Renovated and Restored Mid  
Century Modern Complex  
Fully Gated  
Automatic Driveway Gate  
1 Covered Parking Spot/Unit  
2 Gate Remotes/Unit \*with double  
occupancy  
Secure Mail Package / Parcel Drop Box  
for Packages  
Fully Landscaped  
Concrete Garbage Can / Recycling Pad  
Dual Pedestrian Gates w/Code Access

### **Utilities**

Landlord Covers Trash Pickup,  
Water/Sewer, Yard Maintenance, Pest  
Control

### **Pets**

Larger dogs allowed in ground floor  
units at the discretion of the landlord  
Smaller dogs (under 20lbs) allowed  
upstairs at the discretion of the landlord  
Deposits \$400/dog, \$200/cat

## Individual Unit Features

### 1A - LEASED

650 sqft  
Open Living + Dining Areas  
Designated Dining Area with Window  
Large Window in Living Room  
Separate Kitchen  
Huge Built-in Pantry with Doors  
Lovely Window over the Sink  
Large Double Closets in Bedroom  
Lovely Corner Windows with Esplanade Views  
W/D in Hallway  
Rear Patio Pad  
Refinished and Sealed Concrete Floors

### 2A

650 sqft  
Open Living + Dining Spaces  
Designated Dining Area with Window  
Large Window in Living Room  
Separate Kitchen  
Huge Built-in Pantry with Doors  
Lovely Window over the Sink  
Large Double Closets in Bedroom  
Lovely Corner Windows with Esplanade Views  
W/D in Hallway  
Refinished Original Hardwood Floors  
Two Large Covered Patios

### 1B

650 sqft  
Open Living + Dining Spaces  
Designated Dining Area with Window  
Rear Patio Pad  
Separate Kitchen  
Huge Built-in Pantry with Doors  
Largest Bedroom in the Complex  
Large Window  
Large Closet in Bedroom  
W/D in Bedroom  
Refinished and Sealed Concrete Floors

### 2B

650 sqft  
Open Living + Dining Spaces  
Designated Dining Area with Window  
Separate Kitchen  
Huge Built-in Pantry with Doors  
Largest Bedroom in the Complex  
Large Window in Living Room  
Large Closet in Bedroom  
W/D in Bedroom  
Refinished Original Hardwood Floors  
Large Covered Patio

### 1C

450 sqft  
Living Area Open to Kitchen  
Rear Patio Pad  
Huge Built-in Pantry with Doors  
Large Window in Bedroom  
Large Closet in Bedroom  
W/D in Kitchen  
Refinished and Sealed Concrete Floors

### 2C

450 sqft  
Accessed via second floor hallway  
(near 2D and 2E)  
Largest Patio in community  
Living Area Open to Kitchen  
Huge Built-in Pantry with Doors  
Large Window in Bedroom  
Large Closet in Bedroom  
W/D in Kitchen  
Refinished Original Hardwood Floors

### 1D

50 sqft  
Breakfast Bar with Storage and Seating  
W/D in Hallway  
Rear Patio Pad  
Large Windows in Bedroom  
Large Closet in Bedroom

W/D in Kitchen  
Refinished and Sealed Concrete Floors

## 2D

\$1,750 450 sqft  
Breakfast Bar with Storage and Seating  
W/D in Hallway  
Large Windows in Bedroom  
Large Closet in Bedroom  
W/D in Kitchen  
Refinished Original Hardwood Floors

## 1E

\$2350 800 sqft  
Two Bedrooms  
Huge Living and Entertaining Areas  
Panoramic Windows in Living Room  
Living Room Open to Dining  
Huge wall of Built-in Pantry Storage  
with Doors  
Door to Rear Access in Kitchen for Easy  
Grocery Trips  
Refinished and Sealed Concrete Floors

## 2E

\$2350 800 sqft  
Two Bedrooms  
Huge Living and Entertaining Areas  
Panoramic Windows in Living Room  
Living Room Open to Dining  
Huge wall of Built-in Pantry Storage  
with Doors  
Door to Rear Access in Kitchen for Easy  
Grocery Trips  
Refinished Original Hardwood Floors  
Dual Large Covered Patios off Living  
and Bedroom