

# Welcome Home



\$ 325,000



3436 Monica Drive West, Colorado Springs, CO 80916

- » Beds: 3 | Baths: 1 Full, 1 Three-Quarter
- » MLS #: 5065911
- » Single Family | 1,296 ft<sup>2</sup> | Lot: 7,394 ft<sup>2</sup>
- » Brand New Class 4 Impact Resistant Roof
- » Brand New Water Heater (2025)
- » More Info: [3436MonicaDriveWest.com](http://3436MonicaDriveWest.com)



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**Welcome to this 3-bedroom, 2-bath home offering 1,632 sq ft. of comfortable living space and an attached 1-car garage located in the Foxhill community. This home features an upgraded Stucco exterior, a Brand New Water Heater (2025), BRAND NEW Class 4 impact-resistant roof, and only a 5 year old Furnace and Central A/C; all adding lasting value and peace of mind. Inside, the layout offers a second living area with a wood-burning fireplace. Out back, enjoy a large backyard with garden beds and a storage shed, offering plenty of space for outdoor living, hobbies, or future enhancements. With its solid features, generous lot size, and convenient access to Deerfield Park, this home is full of potential and ready for its next chapter.**

