



# 334 Gemstone Lane Johnstown, 80534

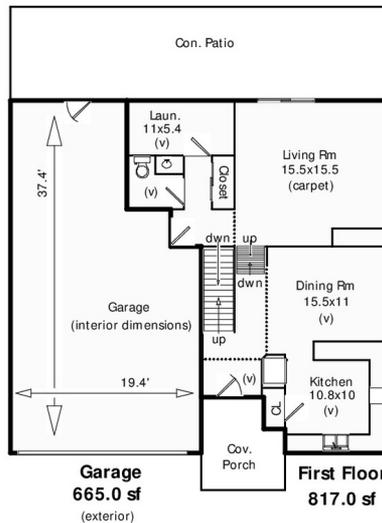
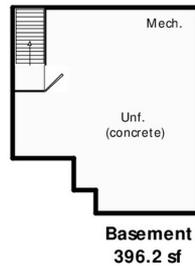
\$329,900

Well maintained, light and bright home in the quaint town of Johnstown. Very popular 4 level floor plan with open concept. Three beds upstairs with 2 baths. Family room walks out to an immaculate backyard with large patio. Awesome 3 car tandem garage with epoxy floors and functional workspace in the back. Close to neighborhood walking trail and lake where you can fish. Johnstown is a growing town between Ft Collins and Denver. Excellent access to I25.

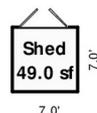
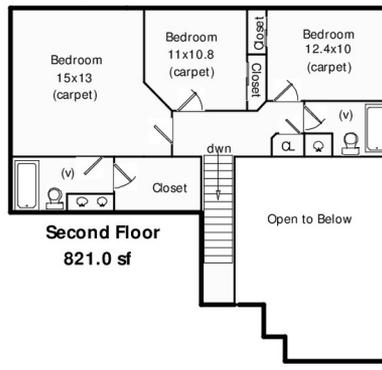




Agent: Seth Hanson  
 Scope of work on our website  
 www.appraisaldimensions.com  
 (c) copyright  
 5/24/2018



**334 Gemstone Lane**  
**Johnstown, CO**  
 Total Sq Ft: 2034  
 Total Finished Sq Ft: 1638  
 Finished w/ o Basement: 1638  
 Basement Sq Ft: 396  
 Basement Finish: 0%



Information herein deemed reliable but not guaranteed. Distance and measurements are approximate and subject to correction. See our listings at [www.thegroupinc.com](http://www.thegroupinc.com).

### GENERAL INFORMATION

MLS ..... 851244  
 Electric & Gas ..... Xcel  
 Water .. Town of Johnstown  
 Taxes/Yr ..... \$1,604/2017  
 Bedrooms ..... 3  
 Bathrooms ..... .3  
 Subdivision Rocksburry Ridge  
 Style ..... Four-Level  
 Construction .. Wood/Frame,  
 Stone,Composition Siding  
 Floors ..... Carpet,Vinyl  
 Heating ..... Forced Air  
 Cooling ..... Central A/C

### INCLUSIONS

Window Coverings, Electric  
 Range/Oven, Dishwasher,  
 Refrigerator, Microwave

### SCHOOLS

Elementary ..... Letford  
 Middle/Jr. .... Milliken  
 High School ..... Roosevelt  
 District ..... Weld Re-5j



Marketed by:  
**Seth Hanson**  
 Broker/Partner  
 970-310-7498 Cell  
 970-377-4955 Direct  
 970-229-0700 Office  
 shanson@thegroupinc.com  
 www.liveinnoco.com

