

# 13725 23RD PL NE

SEATTLE, WA 98125 | MLS #: 1411817

**\$545,000** | 3 BEDS | 1 BATHROOMS | 1600 SQUARE FEET



View Online: <http://www.23rdCharmer.com>  
For Instant Photos: Text 351198 To 415-877-1411

This gem in the city is located on a quiet, neighborly street with easy city access. Large, well landscaped lot offers plenty of room for entertaining and play. Lots of natural light, hardwoods and fireplace give a warm, welcoming appeal. This home has also been thoughtfully updated and maintained. Updates include full kitchen remodel, furnace & basement sump pump replaced fall 2017, exterior window trim & flashing replaced July 2018, chimney cleaned and resealed 2019. Located half a mile from local elementary school highly recommended by other families in the neighborhood, and two and a half miles from Northgate light rail station scheduled to open 2021. This charming home is a quiet respite from the hustle and bustle of the city and yet conveniently located to access all that our city has to offer.



- 1,600 finished square feet
- 7,504 square foot lot size
- Full kitchen remodel 2014
- Furnace & basement sump pump replaced fall 2017
- Exterior window trim & flashings replaced July 2018
- Chimney cleaned & resealed 2019



## AGENT INFORMATION

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## ABOUT MATTHEW SMITH

I have been a Realtor for 21 years and in this time I have been voted "*Best in Client Satisfaction*" for 13 of the last 14 years, as seen in Seattle Magazine.

□ □ Disclaimer: All information deemed reliable but not guaranteed.