



\$ 440,000



1757 N 1600 W, Mapleton, UT 84664

- » Beds: 3 | Baths: 1 Full
- » MLS #: 2170010
- » Single Family | 1,227 ft² | Lot: 18,731 ft²
- » More Info: 1757N1600W.IsForSale.com



David Harman Jr.
 (801) 367-5663 (Mobile)
 (801) 224-2010 (Business)
davidharmanjr@gmail.com

Harman Realty
 55 West University Parkway
 Orem, UT 84058

OPEN HOUSE SATURDAY JULY 11th from 11 AM to 1:30 PM! Experience the best of Mapleton living on a spacious .43-acre fully fenced lot offering room to enjoy and make your own. This home features an updated kitchen with a drainboard sink, copper fixtures, butcher block countertops, and a gas range/oven. The bathroom has been remodeled with new cabinetry, vanity, sink, tile flooring, tub surround, toilet, faucet, and updated fixtures. Home needs some TLC. Enjoy the convenience of abundant RV parking, animal rights, and plenty of outdoor space-all while being surrounded by the peaceful charm and breathtaking views Mapleton is known for. Just minutes from I-15, downtown Springville, and downtown Spanish Fork, you'll have quick access to everything you need. Provo and Orem are only about 15 minutes away, while Salt Lake City is approximately 45 minutes away. Families will appreciate the close proximity to local schools, including Mapleton Elementary, new Maple Grove Middle School, Mapleton Junior High (all approximately 4 minutes away) and Maple Mountain High School (about 6 minutes away). Shopping, dining, medical facilities, and entertainment are all conveniently located within a 10- to 15-minute drive. Outdoor lovers will enjoy easy access to Hobbie Creek Canyon, hiking and biking trails, golf courses, parks, and endless recreational opportunities. Square footage figures are provided as a courtesy estimate only and were

