



**318 E 2275 N UNIT 24**

318 E 2275 N, NORTH OGDEN, UT 84414

**\$370,000**

*150 Years*

**JOHN D WOOD & CO.**

London, Country & International Property

## 318 E 2275 N UNIT 24

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84414

Adorable updated 3-bedroom, 2-bath townhome located in desirable North Ogden. This well-maintained home offers comfortable living with modern updates and a functional floor plan. Conveniently situated just minutes from downtown Ogden, residents can enjoy easy access to restaurants, shopping, entertainment, and everyday amenities. Outdoor enthusiasts will appreciate the abundance of nearby hiking and mountain biking trails, including access to the Bonneville Shoreline Trail, North Ogden Divide Trail, Ben Lomond Trail, Lewis Peak Trail, and numerous scenic routes throughout the Wasatch Mountains.

**Garage Count: 1 Car Garage,**  
**Sewer: Public,**  
**Fireplace Count: 1 Fireplace,**  
**Cooling: Central A/C,**  
**Heating Type: Forced Air**

**\$370,000**



Miles of trails for hiking, trail running, mountain biking, and exploring are just minutes from the property, offering exceptional year-round outdoor recreation. Residents are also within approximately 25 miles of both Powder Mountain and Snowbasin ski resorts, providing world-class skiing, snowboarding, mountain biking, hiking, and summer activities. Salt Lake City International Airport is approximately 50 minutes away, making travel convenient. The property is also located approximately 20 miles from the new Northrop Grumman facility, adding to the area's growing appeal and employment opportunities. Whether you're looking for a primary residence, investment property, or low-maintenance mountain-area retreat, this North Ogden townhome offers an excellent combination of location, convenience, and value.



