

Mountain Cabin Duplex: Lake City, Colorado
investment opportunity!
1415 N Highway 149
Lake City, CO 81235

\$849,000
0.500± Acres
Hinsdale County



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Lake City, CO / Hinsdale County

SUMMARY

Address

1415 N Highway 149

City, State Zip

Lake City, CO 81235

County

Hinsdale County

Type

Business Opportunity

Latitude / Longitude

38.034571 / -107.311261

Taxes (Annually)

951

Dwelling Square Feet

2359

Bedrooms / Bathrooms

4 / 4

Acreage

0.500

Price

\$849,000

Property Website

<https://greatplainslandcompany.com/detail/mountain-cabin-duplex-lake-city-colorado-investment-opportunity-hinsdale-colorado/85086/>



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PROPERTY DESCRIPTION

This duplex offers an excellent investment and/or house hack opportunity with great year-round rental income history (short and long term) and clients that come back year after year! Conveniently located just outside of Lake City (no STR permit required, no hoa/covenants/zoning) right off Hwy 149 with signage for excellent exposure and access, but still accessible via backroads for UTVS and ATVS to access Lake City and the Alpine Loop! Many improvements have been made to the cabins and landscaping!

It's not hard to attract tourists to the Lake City area as its fourteeners and public lands intriuge a host of hikers, bikers, fishermen, hunters, campers, ice climbers, 4x4 off-roading, and other outdoor enthusiasts! Lake City is rich in history and home to the largest natural lake in Colorado, Lake San Cristobol.

This duplex offers matching 2 bed/2 bath units on each side, boasting a total of 2359 sq ft. Each unit has an open spacious kitchen, dining room, and living room area as well as a bedroom and full bath on the main level. Stylish LPV floors have been installed on this level. Gas wood burning stoves and vaulted ceilings give these units a cozy, comfortable feel. The second levels each have a roomy bedroom and full bathroom. A covered deck, staggered for privacy offers more entertaining and outdoor enjoyment space and steps down to a grassy lawn where you will find a charcoal grill and picnic table for each unit. These units have updated furniture and furnishings that are part of the package! Detailed numbers available with a signed NDA.

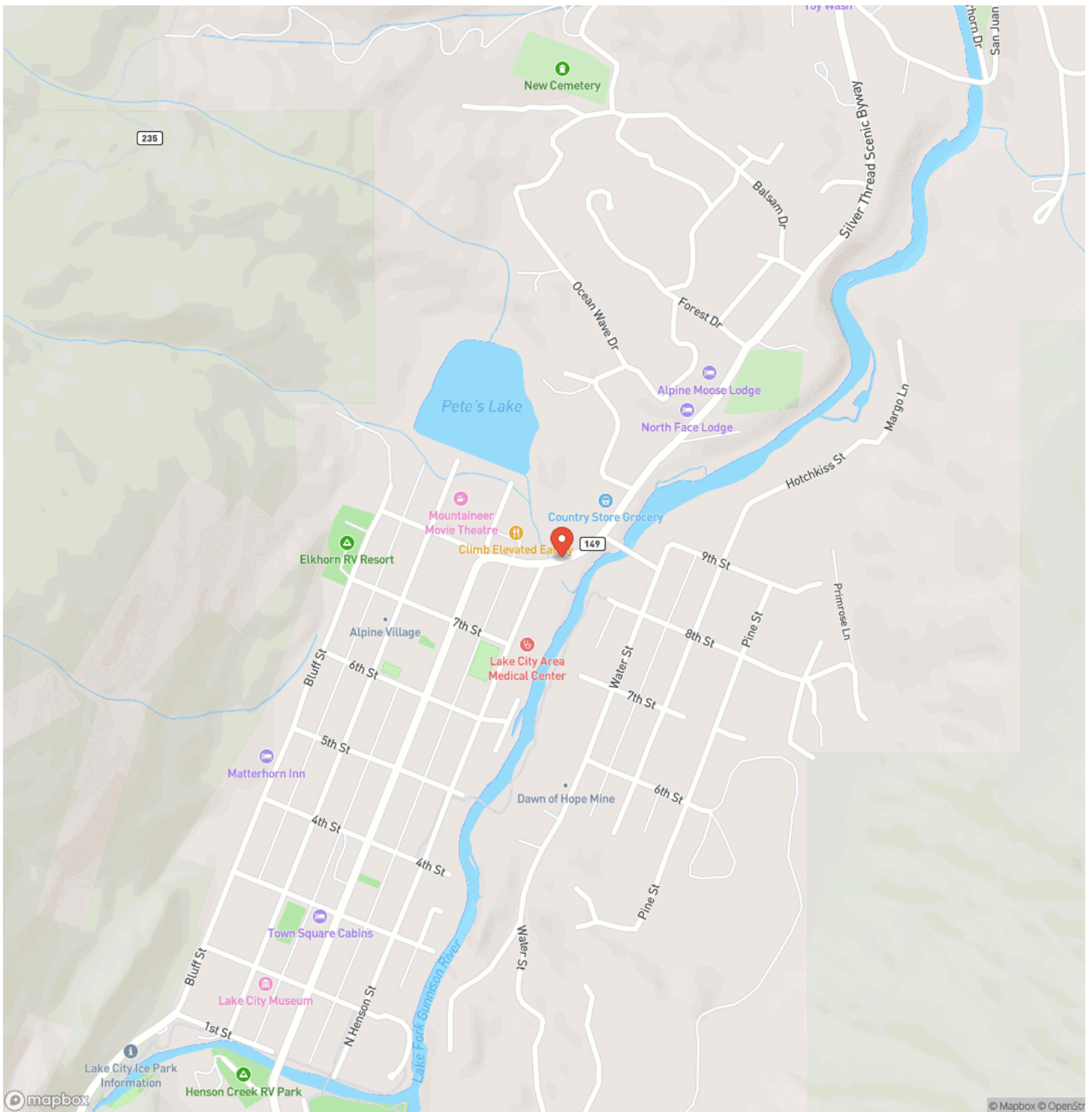
This duplex is also offered as a part of a package with the residence/property to the north of it MLS #822672



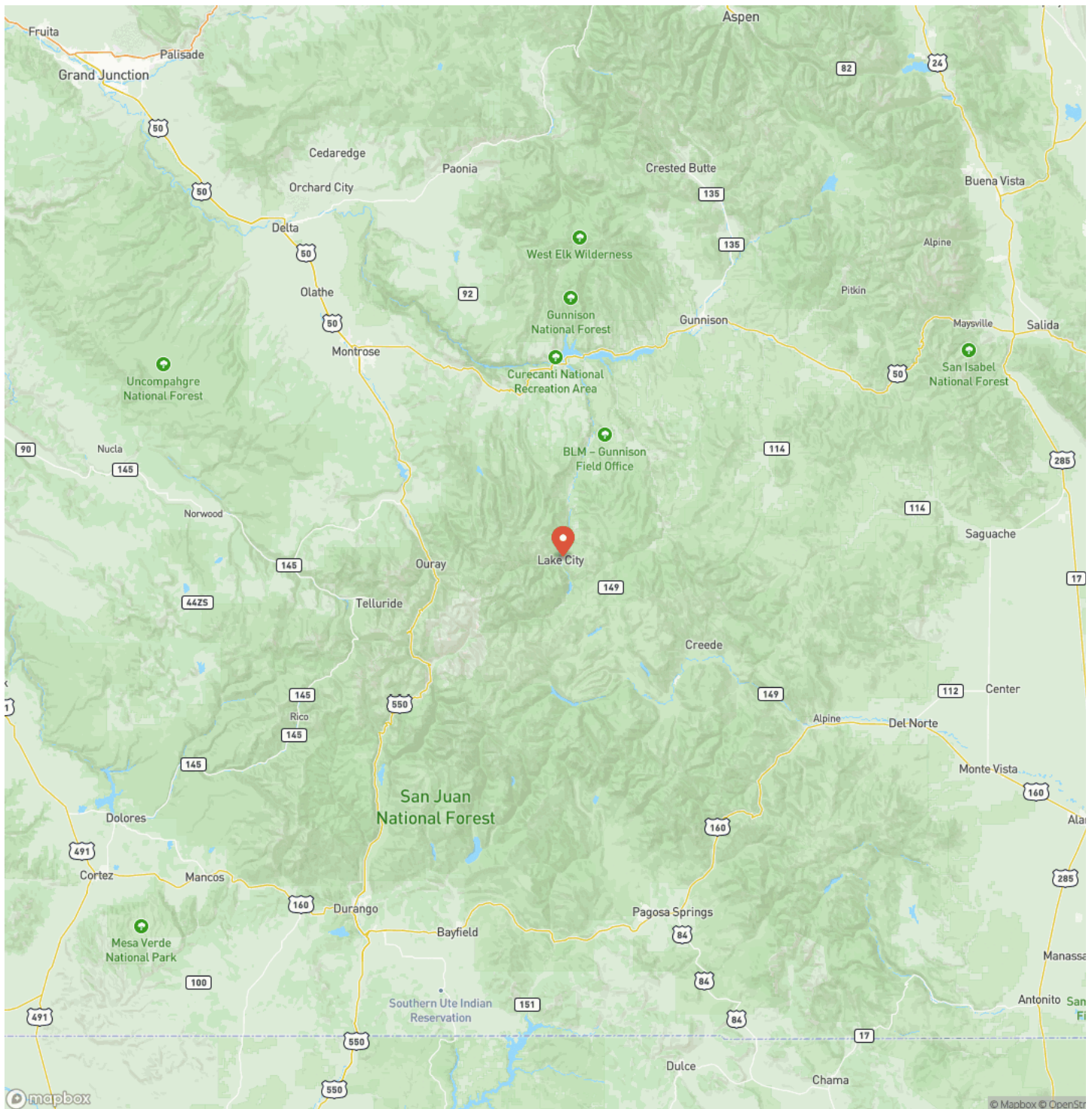
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Locator Map



Locator Map



Satellite Map



Mountain Cabin Duplex: Lake City, Colorado investment opportunity!

LISTING REPRESENTATIVE

For more information contact:



Representative

Robby Richardson

Mobile

(719) 649-3378

Email

robby@greatplains.land

Address

56 Iris Road

City / State / Zip

NOTES

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This image shows a full page of blank white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page, providing a template for writing or drawing. There are no margins, text, or other markings present.



MORE INFO ONLINE:
greatplainslandcompany.com

DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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