

Gunnison Condo on Dos Rios Golf Course
144 Curecanti Drive
Gunnison, CO 81230

\$320,000
0.010± Acres
Gunnison County



Gunnison Condo on Dos Rios Golf Course
Gunnison, CO / Gunnison County

SUMMARY

Address

144 Curecanti Drive Unit 1

City, State Zip

Gunnison, CO 81230

County

Gunnison County

Type

Residential Property

Latitude / Longitude

38.525753 / -106.964825

Taxes (Annually)

996

HOA (Annually)

2400

Dwelling Square Feet

858

Bedrooms / Bathrooms

2 / 1.5

Acreage

0.010

Price

\$320,000

Property Website

<https://greatplainslandcompany.com/detail/gunnison-condo-on-dos-rios-golf-course-gunnison-colorado/80688/>



Gunnison Condo on Dos Rios Golf Course

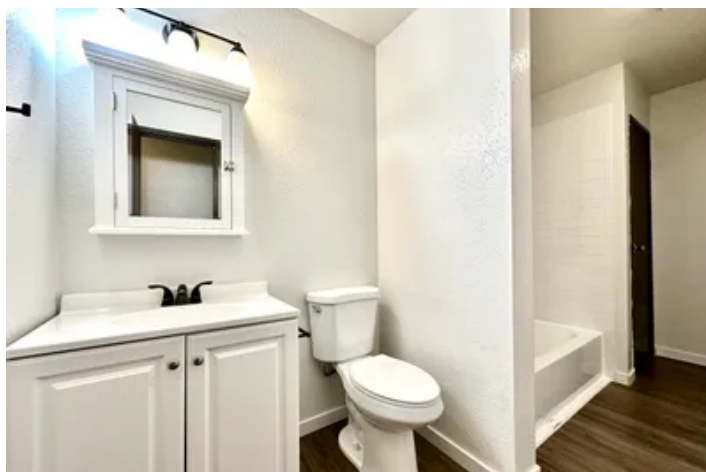
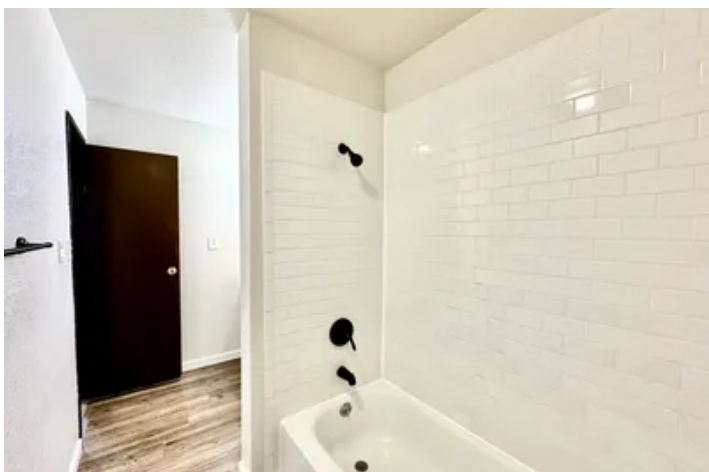
Gunnison, CO / Gunnison County

PROPERTY DESCRIPTION

Rare offering: Water Wheel Condo #1 sits above a quaint pond and overlooks Dos Rios Golf Course in Gunnison County Colorado! It's positioned in a quiet corner of the association where the birds sing a charming melody most days and the pond attracts water fowl and wildlife, creating its own little sanctuary! This 2 bed, 2 bath unit has been extensively updated, including a kitchen remodel, over the last several years and is ready for its new owner to enjoy! It would also make a great long term rental unit as it has been rented with no vacancy over the last two years at \$1475/mo. All appliances are included and there is a very reasonable coin operated laundry facility on site. A designated parking spot and shared storage space is also included. This condo is in the heart of mountain living offering quick and easy access to golfing on Dos Rios, fly fishing on the famed Gunnison River, boating on Colorado's largest reservoir Blue Mesa, skiing Mount Crested Butte and Monarch, mountain biking at the legendary Hartman Rocks, and hiking, hunting, climbing and many other activities abound in every direction all inside of an hours drive! Gunnison offers all the amenities you need, including an airport, while maintaining that small mountain town community and feel. Call for your own private showing today!



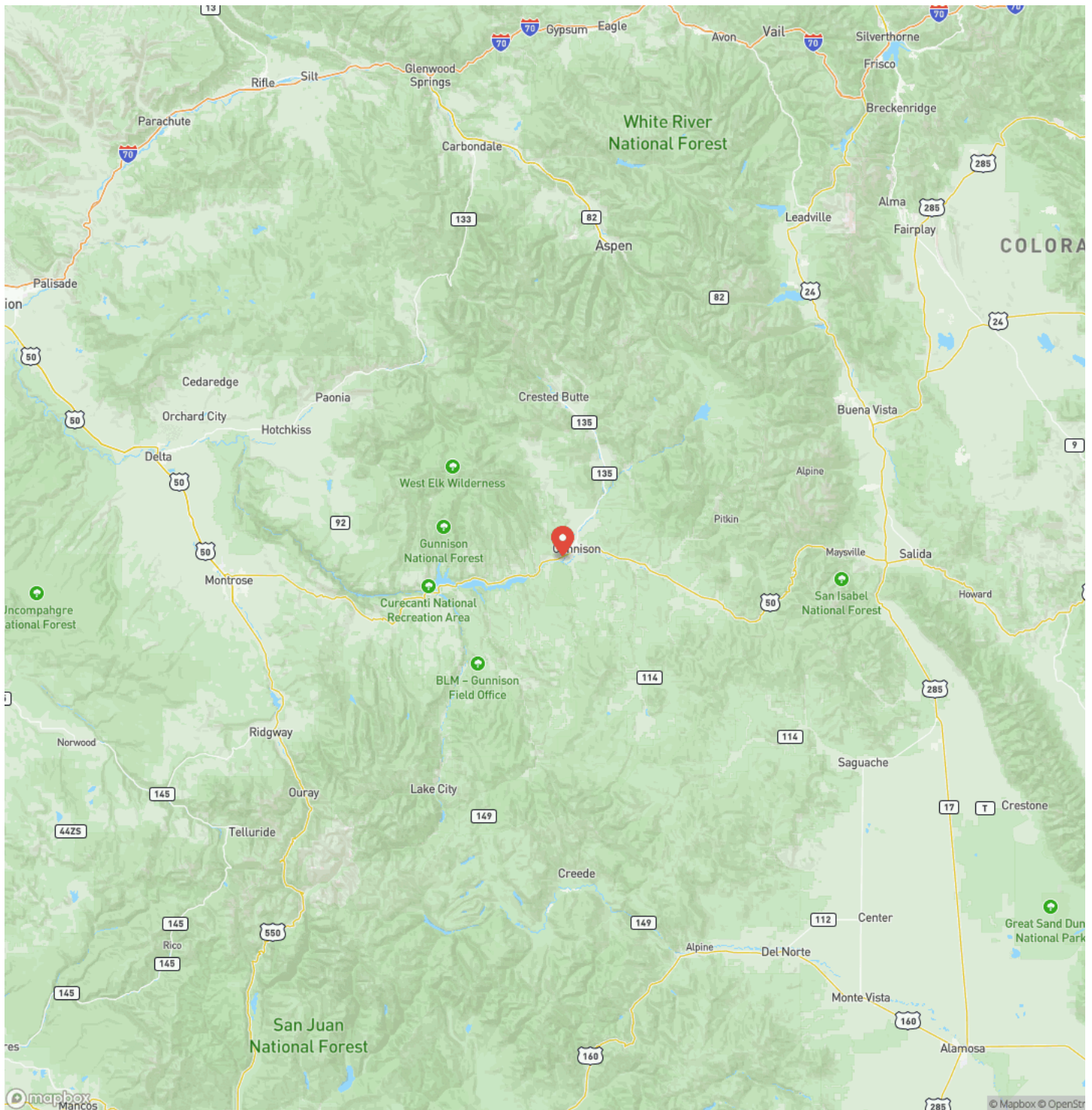
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Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES

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MORE INFO ONLINE:
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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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