

\$975,000 - S 100 Park Avenue E111,112, Breckenridge

MLS® #S1057900

\$975,000

2 Bedroom, 2.00 Bathroom, 879 sqft

Residential on 1.69 Acres

RIVER MOUNTAIN LODGE CONDO,
Breckenridge, CO

Beautiful 2nd home in Breckenridge Resort Zone in excellent condition. This unit can be rented as a 2 bedroom, or divided into a one bedroom, and a hotel room. Owners have made improvements over the years so the property has attained the PREMIER designation. Ideal location at the end of 4:00 ski run, on the blue River and half a block from Main street assure an ideal ski-town experience for you and your guests. A short walk to the gondola to start the day ski-in for lunch and at the end of the day on 4:00 ski run. The common area lobby with apres` ski bar is postcard perfect fun after skiing. Nestle into one of the leather couches with a hot toddy and get to know your neighbors or that someone special you met on the hill. Grandma can enjoy it during the day, the kids can enjoy the pool, and you can go to the bar! Several hot tubs, year-round swimming pool, Exercise room will help keep you fit off-season, steam room, meeting rooms, this building has it all! Get that warm and cozy feel as soon as you walk through the door. Enjoy a well equipped full sized kitchen, and all of Breckenridge's fine restaurants just a block or two away. Once you're here you really don't need a car. But if you have one, there's a private garage for parking. The complex, managed by Vail Resorts, runs 24/7 and serves with utmost convenience including a ski/bike check. If you are looking for a first-class, centrally located investment property in Breckenridge, Colorado



that generates excellent income (historically, consistently over \$70k/yr.) Look no further. This is a very fine unit you will enjoy that makes great income. Why settle for less? River Mountain Lodge is absolutely one of the best in town, where the mountain meets Main Street.

Built in 1994

Essential Information

| | |
|----------------|-------------|
| MLS® # | S1057900 |
| Price | \$975,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 879 |
| Acres | 1.69 |
| Year Built | 1994 |
| Type | Residential |
| Sub-Type | Condominium |
| Status | Closed |

Community Information

| | |
|-------------|----------------------------|
| Address | S 100 Park Avenue E111,112 |
| Area | Breckenridge |
| Subdivision | RIVER MOUNTAIN LODGE CONDO |
| City | Breckenridge |
| County | Summit |
| State | CO |
| Zip Code | 80424 |

Amenities

| | |
|---------------|--|
| Amenities | Fitness Center |
| Utilities | Cable Available, Electricity Available, Natural Gas Available, Phone Available, Water Available, Sewer Connected |
| Parking | Attached, Underground, Garage, Unassigned |
| Is Waterfront | Yes |
| Waterfront | River Front |

| | |
|----------|-----------|
| Has Pool | Yes |
| Pool | Community |

Interior

| | |
|-------------------|--|
| Interior | Carpet, Luxury Vinyl, Luxury Vinyl Tile |
| Interior Features | Elevator, Hot Tub/Spa |
| Appliances | Dryer, Dishwasher, Electric Range, Disposal, Microwave, Refrigerator, Washer |
| Heating | Baseboard |

Exterior

| | |
|-----------------|--|
| Exterior | Wood Frame |
| Lot Description | City Lot, Near Ski Area, Ski In /Ski Out |
| Roof | Composition |
| Construction | Wood Frame |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 13th, 2025 |
| HOA Fees | 10141 |
| HOA Fees Freq. | Annually |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | LIV Sotheby's I.R. |
|----------------|--------------------|



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