

MLS # 764428

CUSTOMIZED CLIENT FULL DETAIL - COMMERCIAL



Status Active
MLS # 764428
Class COMMERCIAL
Type Business Opp Available
Address 319 Elk Avenue
Unit/Suite # C
City Crested Butte
County Gunnison
Zip 81224
Area Crested Butte
Subdv Name

Asking Price \$148,000
Apx.Total SF 1,000
Apx.Total Acres 0.00
Lease Included Yes
Real Estate for Sale No
Parking Spaces
Carport Y/N No
Carport Spaces
Total Baths 0.00

Virtual Tour:

PROPERTY DETAILS

Property Known As Tobaccanist & Lifted gift
Year Built
Lot Dimension 0
Lot Dim. Source
of Units 1
Finished SF 1,000
Basement SF
Office SF
Warehouse SF
Fixtures Included Yes
Inventory Included No
Books Available Yes
Loading Dock
Railroad Siding/Spur No

Zoning B1
Legal/Lot Block Suite C, Somrak Plaza leasehold interest only
Enterprise Zone Y/N
Water Supplier Town of Crested Butte
Sewer Supplier Town of Crested Butte
Gas Supplier None
Electric Supplier Gunnison County Electric Association
Net Operating Income \$
Gross Scheduled Income \$
Gross Annual Expenses \$
CAM Y/N No
Monthly CAM Charges
Monthly Insurance Charges
EBITDA \$

PROPERTY DESCRIPTION / REMARKS

Business only for sale. This is a fun, successful business, featuring tobacco products, clothing, jewelry, paraphernalia, krotan and cdc oils. The shop features a wide variety of fun and quirky products. Let your imagination run wild. Inventory to be purchased separately at closing. a complete inventory to be taken at time of contract and closing. BRING ALL OFFERS

FEATURES

ZONING Business
CURRENT PROPERTY USE Retail Storefront
POSSIBLE PROPERTY USE Retail Storefront
STREET DESCRIPTION/ACCESS City/Town, Paved
FOUNDATION Concrete
FLOORING Concrete, Carpet
LIGHTING Fluorescent, Other

HEATING FUEL /SOURCE Electric, Solar
HEATING SYSTEM Electric Baseboard
EXISTING UTILITIES Electric, Phone, Internet
INCLUSIONS Furniture, Fixtures, Non-Compete Agreement, Training Available, Trade Name, Phone #, P.O. Box, Customer Data, Software, Office Equipment, Computer System, Phone System
LANDLORD PAYS Building Insurance, Real Estate Taxes, Site Maintenance (Prop), Common Area Maintenance, Janitorial, Trash, Snow Removal, Sewer/Water
TENANT PAYS None

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Page 2 of 2

PARCEL / TAX / HOA

Parcel ID #
 Tax Account ID
 Tax Year 0
 Total Taxes \$ 0
 Special Assemnt Y/N No

Covenants Y/N
 Owners Association(OA) No
 OA Name
 OA Fees
 OA Fees Frequency

SOLD INFO

Sold Price
 Sold Price/Sqft
 Contract Date
 Closing Date
 How Sold
 Concessions
 Additional Comments

Selling Agent 1 - Agent Name
 Selling Office 1 - Office Name
 Selling Agent 2 - Agent Name
 Selling Office 2 - Office Name

