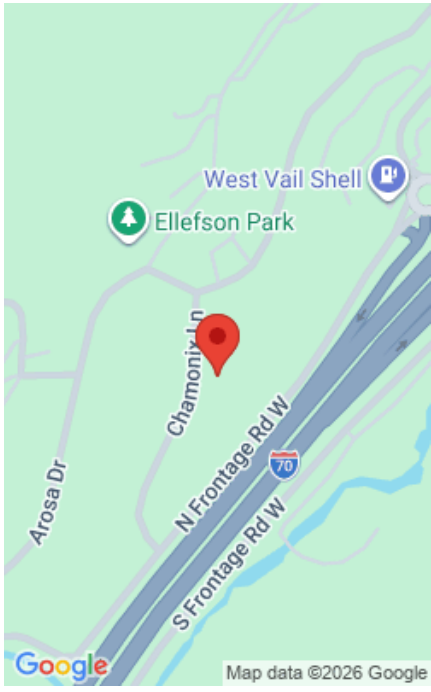
$725,000

CHAMONIX 2456 LANE, VAIL, CO, 81657

https://resortdevelopmentmarketing.com

- 2 beds
- 1 bath
- Condominium
- Residential
- Active

Welcome to 2456 Chamonix Lane B3-where mountain charm meets everyday convenience. This cozy 2-bedroom, 1.5-bath home presents an excellent opportunity for Type IV EHU deed-restricted housing no cap rate and no transfer tax. The property must be owned or rented by someone working 30 or more hours per week for a business located in Eagle County, making it a fantastic option for local employees and employers looking to plant roots in the Vail Valley. Take in stunning views of the Gore Range and Vail Mountain from the large shared yard, or enjoy the convenience of your own private back deck with a spacious storage shed. Inside, the open main-level floor plan features a welcoming living space, a convenient powder room, and a thoughtful separation between living and sleeping quarters, with both bedrooms located upstairs. Situated just 0.1 miles from the free TOV bus stop and only a 10-minute drive to Vail Village, this location makes commuting effortless ideal for both work and play. Recent upgrades include new flooring, washer/dryer, refrigerator, gas fireplace, roof, and a fresh coat of interior paint- perfect amount of modern updates while keeping a rustic mountain style. Don’t miss this chance to own a piece of Vail real estate in one of Colorado’s most sought-after communities.



Corey Lamothe

Basics

Category: Residential

Type: Condominium

Status: Active

Bedrooms: 2 beds

Bathrooms: 1 bath

Half baths: 1 half bath

Floors: 2 floors

Lot size: 0.06 sq ft

Year built: 1968, 1968

Subdivision Name: Chamonix Chalets

Agent Full Name: Corey Lamothe

Bathrooms Full: 1

Lot Size Acres: 0.06 acres

Zoning: Two-Family Primary/Secondary Residential

County: Eagle

Building Details

Building Area Total: 1000 sq ft

Construction Materials: Frame, Brick, Wood Siding

Heating: Baseboard, Natural Gas

Current Use: None

Stories: 2

Roof: Shake, Synthetic

Foundation Details: Block

Levels: Two

Floor covering: Carpet, Tile, Wood

Amenities & Features

Laundry Features: Electric Dryer Hookup, Washer Hookup

Flooring: Carpet, Tile, Wood

Utilities: Cable Available, Electricity Available, Internet, Natural Gas Available, Phone Available, Sewer Connected, Trash, Water Available

Association Amenities: None

Fencing: Partial

Parking Features: Surface, Unassigned

Fireplace Features: Gas

WaterSource: Public

Appliances: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer

Interior Features: Fireplace - Gas, Patio

Lot Features: Near Public Transit, See Remarks

Patio And Porch Features: Patio

Cooling: Ceiling Fan(s)

Amenities: None



Fees & Taxes

Association Fee Frequency: Monthly

Association Fee Includes: Common Area Maintenance, Insurance, Management, Sewer, Snow Removal, Trash, Water

Miscellaneous

Road Surface Type: All Year

Listing Terms: 1031 Exchange, Cash, New Loan

Pets Allowed: Yes

Attribution Contact: 303-918-1644

Special Listing Conditions: None

Courtesy of

List Office Name: LIV Sotheby's Int. Realty- Vail Bridge Street