

\$725,000

CHAMONIX 2456 LANE, VAIL, CO, 81657

<https://resortdevelopmentmarketing.com>

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.

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



Corey Lamothe



Basics

Category: Residential

Status: Active

Bathrooms: 1 bath

Floors: 2 floors

Year built: 1968, 1968

Agent Full Name: Corey Lamothe

Lot Size Acres: 0.06 acres

County: Eagle

Type: Condominium

Bedrooms: 2 beds

Half baths: 1 half bath

Lot size: 0.06 sq ft

Subdivision Name: Chamonix Chalets

Bathrooms Full: 1

Zoning: Two-Family Primary/Secondary Residential

Building Details

Building Area Total: 1000 sq ft

Heating: Baseboard, Natural Gas

Stories: 2

Foundation Details: Block

Floor covering: Carpet, Tile, Wood

Construction Materials: Frame, Brick, Wood Siding

Current Use: None

Roof: Shake, Synthetic

Levels: Two

Amenities & Features

Laundry Features: Electric Dryer Hookup, Washer Hookup

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

Fencing: Partial

Fireplace Features: Gas

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

Lot Features: Near Public Transit, See Remarks

Cooling: Ceiling Fan(s)

Flooring: Carpet, Tile, Wood

Association Amenities: None

Parking Features: Surface, Unassigned

WaterSource: Public

Interior Features: Fireplace - Gas, Patio

Patio And Porch Features: Patio

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

Attribution Contact: 303-918-1644

Listing Terms: 1031 Exchange, Cash, New Loan

Special Listing Conditions: None

Pets Allowed: Yes

Courtesy of

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

