



520 E Durant Avenue 102, Aspen, CO 81611
MLS #

Location Info

Type	Leasehold	Major Area	Aspen
Area	01-Central Core	Original List Price	250
Geo Lat	39.187350	Geo Lon	-106.818348

Lease Info

Total Building SqFt	0.00	Unit SqFt	1,520
Annual Price P/SqFt	250	Type of Lease	NNN
Lease \$ Amount	31,700		

Financing Info

Annual Tax P/SqFt	0	Tax Year	0
Total Expense P/Year	0	Security Deposit	31,700

Listing Info

SqFt Level	No	Seller/Owner is Licensed	Yes
Member Association	Aspen Association		

General Info

Sub/Loc	Townsite of Aspen	County	Pitkin
Legal	Subdivision: CITY AND TOWNSITE OF ASPEN	Zoning	Commercial

# of Units	1
Directions	Corner of Durant Avenue and Hunter Street

Status Change Info

Status	Incomplete	Leased Price	0
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Remarks

Public Remarks	Exceptional retail opportunity in the heart of Aspen. Situated on the super-prime corner of Hunter Street and Durant Avenue, just steps from the Silver Queen Gondola and The Little Nell, this premier storefront offers outstanding pedestrian traffic and exceptional visibility in one of Aspen's most sought-after luxury retail corridors. The space is currently built out as a turnkey, high-end real estate office with a private restroom. It can continue to serve as a professional office or be easily converted back to retail, offering flexibility for a variety of luxury users. Base Rent \$31,700.00 + NNN (approx. \$6,000/Month)
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