



1855 SHIELD DR # 2, STEAMBOAT SPRINGS, CO 80487, USA

<https://www.breckmtn.com>

1855 Shield Drive is a 100% leased investment property with significant redevelopment potential. Sitting on 1.76 acres, this 13,090 square foot retail building is zoned industrial with big box retail allowed. iFurnish occupies approximately 84% of the space, with a NNN lease in place. Interiors with Altitude occupies the remainder of the space. There is...

\$4,700,000

- 0 baths
- CommercialSale
- Active
- 13090 sq ft



Basics

Status: Active	Category: CommercialSale
Area, sq ft: 13090 sq ft	Lot size, sq ft: 76665.6, 1.76 sq ft
Bathrooms: 0 baths	Business Name: iFurnish/IWA
OriginatingSystemName: SUMMIT	MLS ID: S1053054
Year built: 1996	Lot Size Acres: 1.76 acres
Date Added: 2024-08-19	Days On Market: 163

Building Details

Structure Type: Retail	Subdivision Name: CURVE SUBD
Roof: Metal	Parking: 39
Parcel Number: R6818049	Waterfront: No
Heating: Yes	Land Lease: No
ViewYN: No	Lot Size Area: 1.76 sq ft
Business Type: Retail	Open Parking: No

Amenities & Features

Parking Features: ParkingLot, ParkingLot	Parking Total: 39
Utilities: ElectricityAvailable, NaturalGasAvailable, SewerConnected	Cooling: CentralAir
Electric: Volts110	Heating: Central,HotWater
Features: DriveInDoors	Fireplace: No
Spa: No	CoolingYN: Yes
Pets Allowed: No	PoolPrivateYN: No

Expenses, Fees & Taxes



Tax Annual Amount: \$18,223.04

Tax Year: 2023

Miscellaneous

Exclusions: No

Inclusions: No

Listing Information Courtesy of:

Agent Name: Christopher Sias

List Office Name: The Agency Steamboat Springs

