



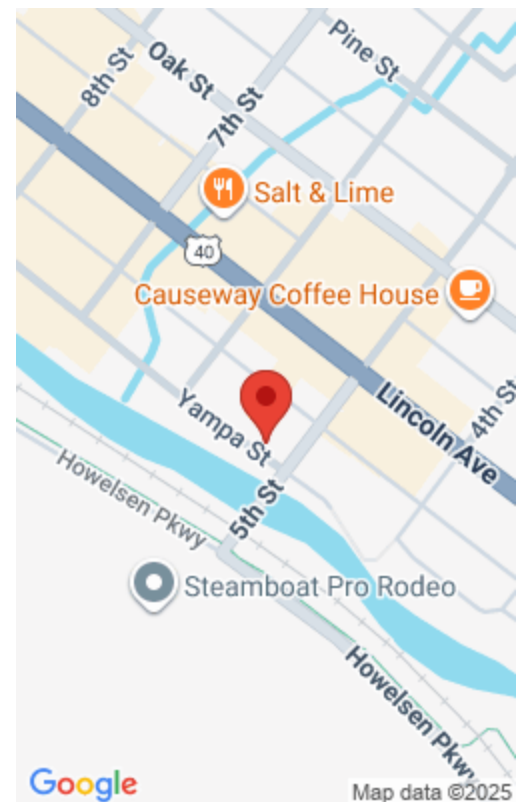
**\$1,669,000**

## **35 5TH ST UNIT 102, STEAMBOAT SPRINGS, CO 80487, USA**

<https://www.breckmtn.com>

Located along the banks of the Yampa River in the premier Olympian building, this 2,034 SF commercial space offers exceptional visibility and year-round foot traffic at the high-profile corner of 5th and Yampa Streets. Expansive windows along Yampa Street not only provide prime exposure for a variety of business uses, but also frame views of...

- 0 baths
- CommercialSale
- Active
- 2034 sq ft



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## Basics

<b>Status:</b> Active	<b>Category:</b> CommercialSale
<b>Area, sq ft:</b> 2034 sq ft	<b>Lot size, sq ft:</b> 18090.47, 0.4153 sq ft
<b>Bathrooms:</b> 0 baths	<b>Business Name:</b> Vacant
<b>OriginatingSystemName:</b> SUMMIT	<b>MLS ID:</b> S1060034
<b>Year built:</b> 2008	<b>Lot Size Acres:</b> 0.4153 acres
<b>Date Added:</b> 2025-07-01	<b>Days On Market:</b> 1

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## Building Details

<b>Structure Type:</b> Office,Retail	<b>Water Source:</b> Public
<b>Sewer:</b> PublicSewer	<b>Construction Materials:</b> WoodFrame
<b>Garage Spaces:</b> 1	<b>Subdivision Name:</b> OLYMPIAN CONDOMINIUMS, THE
<b>Exterior material:</b> WoodFrame	<b>Roof:</b> Membrane
<b>Parcel Number:</b> R8173064	<b>Waterfront:</b> No
<b>Heating:</b> Yes	<b>Land Lease:</b> No
<b>ViewYN:</b> No	<b>Lot Size Area:</b> 0.4153 sq ft
<b>Business Type:</b> Retail,Restaurant	<b>Open Parking:</b> No

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## Amenities & Features

<b>Parking Features:</b> Garage, Garage	<b>Utilities:</b> ElectricityAvailable, NaturalGasAvailable, HighSpeedInternetAvailable, PhoneAvailable, SewerAvailable, TrashCollection, WaterAvailable
<b>Cooling:</b> CentralAir	<b>Electric:</b> Volts110
<b>Heating:</b> Radiant	<b>Fireplace:</b> No
<b>Spa:</b> No	<b>CoolingYN:</b> Yes
<b>Pets Allowed:</b> No	<b>PoolPrivateYN:</b> No



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## Expenses, Fees & Taxes

**Tax Annual Amount:** \$10,462.56

**Tax Year:** 2024

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## Miscellaneous

**Exclusions:** Yes

**Attribution Contact:** (970) 870-8800

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## Listing Information Courtesy of:

**Agent Name:** Greg Breslau

**List Office Name:** The Group Real Estate, LLC

