



\$985,000

BEAVER RUN, BRECKENRIDGE, CO 80424, USA

<https://www.breckmtn.com>

Welcome to Beaver Run Resort, one of Breckenridge's most desirable Ski-in, Ski-out destinations. This fully furnished and updated 2-bedroom, 2-bath condo offers unbeatable convenience and amazing rental income, generating nearly \$90K annually even with owner use. It's located in the coveted Resort Zone, meaning there is no hassle obtaining a short-term rental license. Stunning views...

- 2 beds
- 2 baths
- Condominium
- Residential
- Active
- 1127, 1127 sq ft



Basics

Type: Condominium	Status: Active
Category: Residential	Area, sq ft: 1127, 1127 sq ft
Lot size, sq ft: 38149.85, 0.8758 sq ft	Bedrooms: 2 beds
Bathrooms: 2 baths	Half baths: 0 half baths
Total rooms: 4	Floors: Two,MultiSplit floors
OriginatingSystemName: SUMMIT	MLS ID: S1061424
Year built: 1981	Lot Size Acres: 0.8758 acres
Date Added: 2025-07-11	Days On Market: 23

Building Details

Water Source: Public	Lot Features: BordersNationalForest,NearPublicTransit,SkiInSkiOut
Sewer: Connected,PublicSewer	Construction Materials: Concrete,Steel
Property Condition: Resale	Levels: Two,MultiSplit
View: City,Mountains,SkiArea,SouthernExposure	Subdivision Name: BEAVER RUN CONDO
Floor covering: Carpet, Tile	Exterior material: Concrete, Steel
Architectural Style: Dishwasher, ElectricRange, Disposal, MicrowaveHoodFan, Microwave, Refrigerator	Roof: Asphalt,Metal
Parcel Number: 302936	Living Area: 1127 sq ft
Waterfront: No	Heating: Yes
Land Lease: No	ViewYN: Yes
Lot Size Area: 0.8758 sq ft	Bathrooms Full: 2
Open Parking: No	

Amenities & Features



Pool Features: Community	Parking Features: Underground,HeatedGarage, Underground,HeatedGarage
Patio & Porch Features: Deck	Association Amenities: FitnessCenter,SkiStorage,TennisCourts,TransportationService
Utilities: CableAvailable, ElectricityAvailable, PhoneAvailable, SewerAvailable, TrashCollection, WaterAvailable, SewerConnected	Fireplace Features: WoodBurning
Furnished: Furnished	Amenities: FitnessCenter, SkiStorage, TennisCourts, TransportationService
Heating: Baseboard,Electric	Features: ConferenceRoom, Elevator, Elevators, Fireplace, OnSiteManagement, ReceptionArea, SteamRoom, VaultedCeilings
Interior Features: Elevator, Fireplace, VaultedCeilings	Laundry Features: CommonArea
Fireplace: Yes	Spa: No
CoolingYN: No	Pets Allowed: OwnerOnly,PetRestrictions
PoolPrivateYN: No	Lot Features: BordersNationalForest, NearPublicTransit, SkilnSkiOut

Expenses, Fees & Taxes

Association Fee: \$25,044	Tax Annual Amount: \$3,505.71
Tax Year: 2024	

Miscellaneous

Association Fee Frequency: Annually	Community Features: TrailsPaths,Pool,PublicTransportation,Sauna
Current Use: Residential	Exclusions: No
Attribution Contact: (720) 240-7805	



Listing Information Courtesy of:

Agent Name: Christopher R. Hildebrand **List Office Name:** Cornerstone Real Estate Co.

