



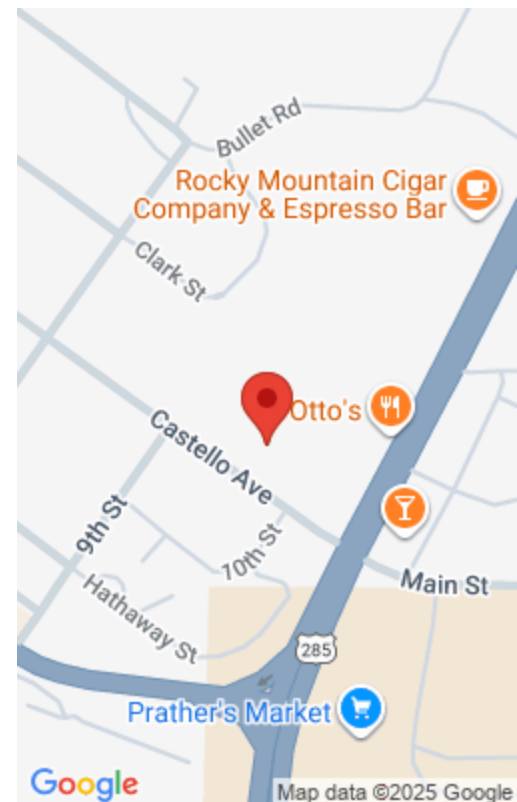
**\$478,900**

## **970 CASTELLO AVE, FAIRPLAY, CO 80440, USA**

<https://www.breckmtn.com>

Looking for that commercial property with some flexibility and room for expansion? This property located 1 property in from Highway 285 next to the current Family Dollar and 2 blocks from Main Street (Highway 9) in the Town of Fairplay in the Transitional Zoning District, may be the perfect spot for your next business venture....

- 0 baths
- CommercialSale
- Active
- 2592 sq ft



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# Basics

<b>Status:</b> Active	<b>Category:</b> CommercialSale
<b>Area, sq ft:</b> 2592 sq ft	<b>Lot size, sq ft:</b> 17859.6, 0.41 sq ft
<b>Bathrooms:</b> 0 baths	<b>Business Name:</b> Diversus Health
<b>OriginatingSystemName:</b> SUMMIT	<b>MLS ID:</b> S1061128
<b>Year built:</b> 1981	<b>Lot Size Acres:</b> 0.41 acres
<b>Date Added:</b> 2025-06-27	<b>Days On Market:</b> 87

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# Building Details

<b>Structure Type:</b> Office,Retail	<b>Water Source:</b> Public
<b>Sewer:</b> PublicSewer	<b>Garage Spaces:</b> 1
<b>Subdivision Name:</b> FAIRPLAY JOHNSON ADDN	<b>Virtual Tour URL Branded:</b> <a href="https://studio-kiva-photography.seehouseat.com/2337289">https://studio-kiva-photography.seehouseat.com/2337289</a>
<b>Roof:</b> Asphalt	<b>Parcel Number:</b> 35618
<b>Waterfront:</b> No	<b>Heating:</b> Yes
<b>Land Lease:</b> No	<b>ViewYN:</b> No
<b>Lot Size Area:</b> 0.41 sq ft	<b>Business Type:</b> SeeRemarks
<b>Open Parking:</b> No	

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# Amenities & Features



**Parking Features:** Driveway, Garage, Parking Pad, See Remarks, Driveway, Garage, Parking Pad, See Remarks

**Utilities:** Electricity Available, Natural Gas Available, Phone Available, Sewer Available, Sewer Connected, See Remarks, Trash Collection, Water Available

**Cooling:** None

**Electric:** Volts 110

**Heating:** Baseboard, Electric, Individual, See Remarks, Wood Stove

**Fireplace:** No

**Spa:** No

**Cooling YN:** No

**Pets Allowed:** Yes

**Pool Private YN:** No

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## Expenses, Fees & Taxes

**Tax Annual Amount:** \$4,330.05

**Tax Year:** 2025

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## Miscellaneous

**Exclusions:** Yes

**Attribution Contact:** (970) 368-0420

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## Listing Information Courtesy of:

**Agent Name:** Scott Dodge

**List Office Name:** Slifer Smith & Frampton R.E.

