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November 2013 Newsletter

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Why won't my home sell?

Preparing your house for showing for sale sounds easier than it is. As a matter of fact, many home owners today focus on the wrong things, and end up losing buyers.

[READ MORE!](#)

Featured Listings



1542 HWY 91, LEADVILLE

\$515,000

Let your horses roam the 60.49 acres and enjoy the essence of Colorado living while riding along the mile of Arkansas river that meanders through this incredible property! Views of the Colorado Rockies are astounding! This is an incredible opportunity to own a large tract of land within 40 minutes to Vail and Summit County. The railroad cars and modern cabin provide the perfect beginning to your secluded, yet convenient ranch setting!



145 FRONT St, LEADVILLE \$215,000

This incredible opportunity to own frontage along HWY 24 with a single family home, 2 car garage, and commercially zoned 2700 sq. ft. greenhouse won't last long at this price! Huge views of Colorado's highest peaks and a wonderfully landscaped yard are the beginnings of your very own in town retreat on almost an acre of land! Walk along the flagstone paths and sit among Lilacs, daisies and poppies as well as Silver Jack Spruce, Potentillas, Columbines and Fir trees. This is a must see property!



129 E 5TH, LEADVILLE \$295,000

Just off Harrison with annual rental income of \$27,600, this renovated (2006), 5 unit apartment complex is an outstanding investment opportunity in the heart of Leadville. All units have new appliances, doors, carpeting, fixtures and double-pane windows. Complex also has onsite laundry, manager's office, separate gas and electric meters and new furnace. Landscaped common area has picnic table and BBQ grill. This is a great opportunity to own a cash-flowing, investment property in downtown Leadville.



202 W. 8TH, LEADVILLE \$134,900

Watch the storms roll over the mountains through large windows that surround the formal living room and sitting room! Your family and friends will LOVE the views from your hill top location looking out at Mt. Elbert and Mt. Massive. Just two blocks off Harrison, this beautifully maintained home has incredible potential with a master bedroom upstairs and an open layout. The home has new paint and carpet and the two car garage is an added bonus.

Leadville Real Estate Market Reports

For Details of Homes sold in October, [Click Here.](#)

For Details of Land sold in October, [Click Here.](#)

For the October Market Activity Report, [Click Here.](#)

Available Rentals

[521 Elm, Leadville, CO - 2b, 1ba \\$950](#) All utilities included!

[207 W 7th, Leadville, CO - 2b, 1ba \\$925](#) Fenced yard and large 1 car garage!

Foreclosure Listings

[1361 Mountain View Dr., Leadville, CO \\$81,000](#)

[68 Cottontail Rd, Leadville, CO \\$59,900](#)

[135 Stargazer, Leadville, CO \\$138,000](#)

[320 Chatfield Lane, Gypsum CO \\$189,900](#)

[451 Whiting Rd Unit A, Eagle, CO \\$225,000](#)

[38596 Hwy 6 C401, Avon, CO \\$260,000](#)

[60 Mill Rd #I-3, Eagle CO \\$149,900](#)

[Contact Us](#) for more information and pictures.

