

\$163,000 - 6507 County Road 102, Salida

MLS® #2123049 REALTOR Listing Office: Pinon Real Estate Group LLC

\$163,000

1 Bedroom, 1.00 Bathroom, 399 sqft
Manufactured In Park on 0 Acres

N/A, Salida, CO

FURNISHED END UNIT Park Model Home conveniently located in the Salida RV Resort. Tastefully furnished, this end park model offers nice views from the kitchen window, comes with all the comforts of home, sleeps up to 5 and is ideally located close to the Clubhouse and the Arkansas River! Fully electric 399 sf, 1 bed/1 bath Park Model with in-unit laundry, ample storage, open floor plan, private bedroom and low-ceiling lofted area. Efficient floor plan offers living area with designated wiring for entertainment system; kitchen farm sink; three-quarter bath off kitchen; private bedroom nestled at the back of the unit with closets and built-in dresser. Park model is skirted with front steps and 6' covered front porch. Two off-street parking spaces in driveway, 10'x6' storage shed and basic landscaping are included. With over 1600 feet of Arkansas River frontage, Salida RV Resort offers big mountain views of the Collegiate Peaks to the west, playground area, a riverside park, picnic area, pickle ball court and dog run. Resort Clubhouse offers communal space, entertainment, coin-op laundry, locker rooms, conference room, and a fitness area. High speed internet is available. Monthly lot rent is \$648 and includes clubhouse amenities, water, sewer, trash, snow removal and landscaping maintenance. Designed with eye to affordable luxury and a desire to build community, the Salida RV Resort is a brand new 4-season park with brand new amenities situated in the heart of the Arkansas River



Valley. Excellent proximity to a full spectrum of outdoor activities and just 2.5 miles from Salida's vibrant Downtown Historic District. This unit is 2023 Athens Park Series APS 528-SL. Not eligible for short term rentals.

RE COLORADO

Listing Courtesy of Pinon Real Estate Group LLC

Built in 2023

Essential Information

MLS® #	2123049
Price	\$163,000
Bedrooms	1
Bathrooms	1.00
Square Footage	399
Acres	0.05
Year Built	2023
Type	Manufactured In Park
Sub-Type	Manufactured Home
Status	Active

Community Information

Address	6507 County Road 102
Subdivision	N/A
City	Salida
County	Chaffee
State	CO
Zip Code	81201

Amenities

Amenities	Clubhouse, Coin Laundry, Fitness Center, Park, Playground, Trail(s)
Utilities	Electricity Connected, Internet Access (Wired)
Parking Spaces	2
Parking	Asphalt
Is Waterfront	Yes
Waterfront	River Front

Interior

Interior Features	Built-in Features, High Ceilings, Laminate Counters, Smoke Free, Vaulted Ceiling(s), Wired for Data
Appliances	Dishwasher, Dryer, Electric Water Heater, Microwave, Oven, Range, Refrigerator, Washer
Heating	Electric
Cooling	Air Conditioning-Room
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room

Exterior

Exterior Features	Dog Run, Playground, Private Yard
Lot Description	Landscaped, Level
Roof	Metal

School Information

District	Salida R-32
Elementary	Longfellow
Middle	Salida
High	Salida

Additional Information

Date Listed	January 16th, 2025
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