

\$9,250,000 - 1201 N Clarkson Street, Denver

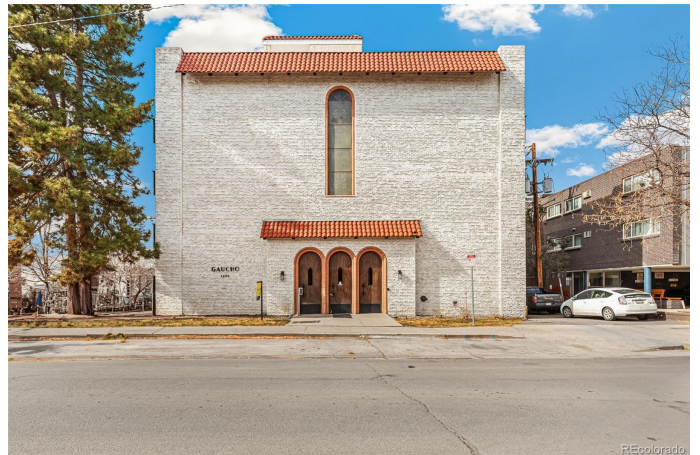
MLS® #5007012 Listing Office: KENTWOOD REAL ESTATE DTC, LLC

\$9,250,000

0 Bedroom, 0.00 Bathroom, 25,850 sqft
Commercial Sale on 0 Acres

N/A, Denver, CO

Introducing The Gaucha: A Premier Multifamily Investment Opportunity in the Heart of Denver Discover The Gaucha, a rare and exceptional opportunity to own a meticulously maintained 39-unit multifamily investment property in the highly desirable Capitol Hill neighborhood of Denver, Colorado. Perfectly positioned on a prominent 0.29-acre corner lot, this well-appointed building offers a mix of studio, one-bedroom, and two-bedroom apartments, thoughtfully designed to meet the demands of modern urban living. Each residence is equipped with highly sought-after features, including full-sized appliances, wood-style flooring, air conditioning, and most with oversized private balconies—many of which showcase stunning city and mountain views, a true rarity in this vibrant district. Recent property enhancements further elevate The Gaucha's appeal, that include a brand-new roof, fresh interior paint, upgraded light fixtures, and secured entry systems for enhanced safety and convenience. The courtyard and landscaping improvements create a welcoming outdoor retreat, adding to the property's overall charm and desirability. Residents enjoy an array of on-site amenities, such as a community lounge and patio, convenient laundry facilities, and secured access, all while benefiting from an unmatched walkable lifestyle. Just steps away from some of Capitol Hill's most iconic cultural and entertainment venues and renowned dining,



nightlife, and local hotspots are all within easy reach. With its prime location, modern amenities, recent capital improvements, and strong investment potential, The Gaucho presents a unique opportunity to acquire a premier multifamily asset in one of Denver’s most dynamic rental markets. Whether you’re an investor looking to expand your portfolio or seeking a property with long-term value, The Gaucho stands as an unparalleled offering in the heart of the Mile High City.

RECOLORADO

Listing Courtesy of KENTWOOD REAL ESTATE DTC, LLC

Built in 1966

Essential Information

MLS® #	5007012
Price	\$9,250,000
Bathrooms	0.00
Square Footage	25,850
Acres	0.29
Year Built	1966
Type	Commercial Sale
Sub-Type	Multi Family
Status	Active

Community Information

Address	1201 N Clarkson Street
Subdivision	N/A
City	Denver
County	Denver
State	CO
Zip Code	80218

Amenities

Parking Spaces	14
Parking	Asphalt

Exterior

Exterior Features	Balcony
Lot Description	Corner Lot, Landscaped
Roof	Membrane

Additional Information

Date Listed	March 14th, 2025
Zoning	G-MU-5

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