

\$759,000 - 3195 Blake Street 106, Denver

MLS® #7454340 REALTOR Listing Office: Wisdom Real Estate

\$759,000

0 Bedroom, 2.00 Bathroom, 1,336 sqft
Residential on 0 Acres

RiNo, Denver, CO

NEW PRICE! OPEN HOUSE FRIDAY 5/16 from 12-3pm! Discover endless potential in this rare live/work condo in Denver's sought-after RiNo Art District, where flexibility meets style in a space that's equally suited for 100% commercial use, 100% residential living, or a seamless blend of both. Zoned C-MU-IO (Commercial Mixed-Use), this dynamic property offers a street-level space that's ideal for high-visibility businesses or vibrant city living, complete with tall ceilings, floor-to-ceiling windows, a private glass-enclosed conference room, and direct access from Blake Street—making it perfect for a boutique storefront, modern office, gallery, or even a stylish hair salon. Upstairs, the light-filled studio boasts a full kitchen, full bathroom, laundry hook-ups, spacious open-concept layout, tall ceilings, oversized windows, and beautiful city views, providing a peaceful retreat above the buzz of urban life. The entire space has been freshly painted, features loads of recessed can lights, and showcases beautifully refinished wood floors on the upper floor and stylish stained concrete on the lower. Enjoy a private, HOA-maintained front patio shaded by mature trees—perfect for morning coffee, casual client meetings, or simply taking in the energy of one of Denver's most creative neighborhoods. Parking is no problem with three reserved spaces! One parking space is conveniently located in a covered garage directly behind the unit, the other 2 in a secure gated parking lot -



all privately deeded. Located in the heart of RiNo, youâ€™re just steps from renowned galleries, breweries, coffee shops, and restaurants. Whether you're launching a business, streamlining your lifestyle, or embracing the best of both worlds, this one-of-a-kind live/work space delivers unrivaled flexibility and urban charm with ample parking. Donâ€™t miss this opportunity!

RE COLORADO

Listing Courtesy of Wisdom Real Estate

Built in 2002

Essential Information

| | |
|----------------|----------------------------|
| MLS® # | 7454340 |
| Price | \$759,000 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,336 |
| Acres | 0.00 |
| Year Built | 2002 |
| Type | Residential |
| Sub-Type | Condominium |
| Style | Studio, Urban Contemporary |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 3195 Blake Street 106 |
| Subdivision | RiNo |
| City | Denver |
| County | Denver |
| State | CO |
| Zip Code | 80205 |

Amenities

| | |
|-----------|--|
| Amenities | Gated |
| Utilities | Cable Available, Electricity Available, Internet Access (Wired), Phone Available |

| | |
|----------------|----------|
| Parking Spaces | 3 |
| Parking | Concrete |
| # of Garages | 1 |
| View | City |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Granite Counters, High Ceilings, Open Floorplan, Tile Counters |
| Appliances | Dishwasher, Disposal, Gas Water Heater, Oven, Range, Refrigerator |
| Heating | Forced Air |
| Cooling | Central Air |
| Stories | Two |

Exterior

| | |
|-----------------|---------------------|
| Lot Description | Near Public Transit |
| Windows | Double Pane Windows |
| Roof | Unknown |
| Foundation | Slab |

School Information

| | |
|------------|----------------|
| District | Denver 1 |
| Elementary | Wyatt |
| Middle | Bruce Randolph |
| High | Manual |

Additional Information

| | |
|-------------|------------------|
| Date Listed | April 21st, 2025 |
| Zoning | C-MU-10 |

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