

\$1,100,000 - 2400 10th Avenue, Greeley

MLS® #IR1025724

Listing Office: Keller Williams-Preferred Rlty

\$1,100,000

0 Bedroom, 0.00 Bathroom, 4,378 sqft

Residential Income on 0 Acres

Arlington Park 1st Add, Greeley, CO

UNI-DESIGN BRINGS TO YOU 2410 10TH AVENUE! Simple and to the point, an investor who understands time value money accompanied with an accurate CAP RATE should buy this sight unseen! An excellent appreciation opportunity with a combination of brand-new and like new units! The front 4 bed/2 bath unit has had everything updated! Starting with new city services from the street consisting of water/sewer, electricity and natural gas connections. Exterior new windows, siding, maintenance free decking and a Class 4 Impact Resistant roof. Fabulous custom cabinetry with quiet close drawers, quartz counter-tops and beautiful tile backsplash. All new EVL flooring throughout each unit makes the interior maintenance free as well. Nothing had been overlooked as the owner/builder UNI-DESIGN completed the remodel and new construction addition! The back 2 units consist of two 3 bedroom/2 bath units that are brand new from the foundation up with all the bells and whistles! 100% new landscape installation accompanied with a concrete pad for partial off-street parking. The entire property will have a 2 YEAR BUILDER WARRANTY at time of closing.....yes you heard that right!



RECOLORADO

**Listing Courtesy of Keller
Williams-Preferred Rlty**

Built in 2024

Essential Information

MLS® #	IR1025724
Price	\$1,100,000
Bathrooms	0.00
Square Footage	4,378
Acres	0.14
Year Built	2024
Type	Residential Income
Sub-Type	Triplex
Style	Contemporary
Status	Active

Community Information

Address	2400 10th Avenue
Subdivision	Arlington Park 1st Add
City	Greeley
County	Weld
State	CO
Zip Code	80631

Amenities

Utilities	Electricity Available, Natural Gas Available
Parking Spaces	4

Interior

Interior Features	Eat-in Kitchen, Open Floorplan
Appliances	Dishwasher, Dryer, Oven, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Stories	One

Exterior

Exterior Features	Balcony
Lot Description	Corner Lot
Windows	Double Pane Windows, Window Coverings
Roof	Composition
Foundation	Raised

School Information

District	Greeley 6
Elementary	Jackson
Middle	Brentwood
High	Greeley Central

Additional Information

Date Listed	February 3rd, 2025
Zoning	RM

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Listing information last updated on July 11th, 2025 at 9:33pm MDT