

# \$749,000 - 2461-2463 E 18th Street, Greeley

MLS® #IR1031426 Listing Office: Cushman Wakefield

## \$749,000

0 Bedroom, 0.00 Bathroom, 2,880 sqft  
Residential Income on 0 Acres

Greeley Rural, Greeley, CO

All units recently renovated. Two small storage sheds are renovated and included with units 2461 & 2461.5. Roof was replaced in 2019. Sheathing, cement, siding and trim, new dual pane windows, exterior doors, high quality paint were redone, new electrical panels, and gutters updated in Fall 2023. New Water Line - 1" copper in 2024. New Landscaping and irrigation is being completed in Q2 of 2025. Ample parking in front of the property and garage. Each unit features its own washer and dryer.

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## Listing Courtesy of Cushman Wakefield

Built in 1959

## Essential Information

MLS® #	IR1031426
Price	\$749,000
Bathrooms	0.00
Square Footage	2,880
Acres	0.28
Year Built	1959
Type	Residential Income
Sub-Type	Triplex
Status	Active

## Community Information

Address	2461-2463 E 18th Street
Subdivision	Greeley Rural



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City	Greeley
County	Weld
State	CO
Zip Code	80631

## Amenities

Utilities	Natural Gas Available
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## Interior

Appliances	Dishwasher, Dryer, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Stories	One

## Exterior

Roof	Composition
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## School Information

District	Greeley 6
Elementary	Bella Romero Academy of Applied Technology
Middle	Romero
High	Greeley Central

## Additional Information

Date Listed	April 17th, 2025
Zoning	Res

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