

\$1,400,000 - Co Highway 56 Lot 1, Berthoud

MLS® #IR1035914

Listing Office: LC Real Estate Group, LLC

\$1,400,000

0 Bedroom, 0.00 Bathroom,
Land on 1 Acres

Westside Crossing Replat 2, Berthoud, CO

PADS NEAR COMPLETION - JULY 2025!

New construction, retail shopping center in fast growing Berthoud community. Hard corner/lighted intersection. Approved site plan of box-anchored shopping center with flexible spaces. Close proximity to TPC Colorado Golf Course. Anchor site ideal for grocer, farm & ranch, dollar store, pet store, etc. Not natural grocers in rapidly growing community. Pad sites for restaurants, automotive, fast food, carwash, daycare, gas, convenience, etc. LOT 1 IS 1.322 ACRES. SALE PRICE \$1,400,000.

RECOLORADO

Listing Courtesy of LC Real Estate Group, LLC

Essential Information

MLS® #	IR1035914
Price	\$1,400,000
Bathrooms	0.00
Acres	1.32
Type	Land
Sub-Type	Improved Land
Status	Active

Community Information

Address	Co Highway 56 Lot 1
Subdivision	Westside Crossing Replat 2
City	Berthoud
County	Larimer



REcolorado

State	CO
Zip Code	80513

Amenities

Utilities	Electricity Available, Natural Gas Available
View	Mountain(s)

Exterior

Lot Description	Corner Lot, Level
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School Information

District	Other
Elementary	Other
Middle	Other
High	Other

Additional Information

Date Listed	June 5th, 2025
Zoning	Incorp

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