



COMMERCIAL DIVISION

513 West Geneseo Street
Lafayette, Colorado
Sales Price \$900,000.00
Multi-Unit Income Property

Investment Opportunity



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United States Naval Academy Graduate Served as an Officer in the United States Marine Corps



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Details

Investment Opportunity! Two Story Free Standing Building

Building Details

Zoning	Residential
Building SqFt	Approx.2,380 sq/ft
Lot SqFt	9,065 sq/ft
Sales Price	\$900,000.00
Year Built	1977
Taxes	\$4,952.00 / 2025
Fully leased	4 - One Bedroom Apartments currently leased at \$1195-\$1295 per month, each with patio and/or deck.
Parking	4 spaces in the alley
NOI	\$44,937.00
Cap Rate	5%

Well-maintained fourplex featuring four one bedroom units with strong rental history and stable occupancy. Excellent investment opportunity in a growing rental market.

