

BANKRUPTCY SALE

(Subject to Bankruptcy Court Approval)

570± acre Master Planned Development Opportunity - Shovel Ready: Fully Approved & Entitled -

(Bids considered for entire assemblage or in parts)

City of Gunnison – Rocky Mountains, Colorado



Gunnison Rising - Opportunity Overview

- 570± acre fully entitled, mixed-use development along both sides of Hwy 50 (~2 mi.)
- Approved for 1,700 residential units + 920,000 SF commercial/hospitality/industrial
- Phase 1 substantially complete with sold lots and operating FedEx & BLM offices
- 7 Metro Districts approved with up to \$245M bonding capacity fully available
- Includes 337-acre Opportunity Zone & full support of local government / community

Area Highlights

- Significant demand for workforce and market-rate housing
- Neighboring Western Colorado University planning an increase in enrollment
- ~28 miles from Crested Butte Ski Resort, ~200 miles southwest of Denver
- 2 million+ acres of recreation land for hiking, skiing, mountain biking, fishing, etc.



Additional Information: www.Keen-GunnisonRisingSale.com



646-381-9222 | www.Keen-Summit.com

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