

PRIMARY INFORMATION



Aerial View

(82) Address	208 Canyon Drive	(73) MLS #	20255297	ERROR: Object reference not set to an instance of an object.
(80) Asking Price	\$175,000	(88) Sale/Rent	For Sale	STACK: at
(87) Status	Active	(74) Class	COMMERCIAL /INDUSTRIAL	StaticMap.RenderMap.GetPushPin(String style) in D:\work05\1360\sl\ServiceBox\StaticMap\StaticMap\Render.cs:line 153
(114) Building Size	6120	(78) Type	Warehouse	at
(115) Apx Sq Ft	6120	(84) City	Raton	StaticMap.RenderGoogle.<Ren
(118) Year Built	1984	(85) State	NM	
(64) Legal Description	Subd: LIZZI WISEMAN TRACT UPC 113518626505 8 LAND 1 TRACT A .51 ACRES	(130) County	Colfax County	
		(86) Zip	87740	
		(39) Days On Market	3	
(112) Business Name				
(0) Cumulative DOM	3			



BROKER / BROKERAGE INFORMATION

(92) Broker	WENDY MILETA - CELL: 575-707-1662	(100) List Team	
(93) Listing Broker Email	wendymileta@yahoo.com	(102) Transaction Coordinator	No
(95) Broker 1 License #	19831	(101) Transaction Coordinator Name	
(94) Listing Office 1	REALTY ONE OF NEW MEXICO - RATON - OFF: 575-707-1662	(99) Office Broker	WENDY MILETA
(96) Listing Broker 2		(103) Office Broker License #	19831
(98) Listing Broker 2 License #		(4) Lot Acreage	
(97) Listing Office 2		(171) Original Price	\$175,000
(104) QB Name	Wendy Mileta	(8) Occupied By	
(105) QB License #	19831	(145) Total Baths	
(83) Address 2		(11) Annual Utilities	
(6) Total Units		(13) Usable Space Land SQFT	
(7) Insulation		(15) Annual Gross \$	
(9) Special Finance		(26) Guest Quarters	
(10) Price Rentable SQFT		(18) Annual Insurance	
(12) Usable Space Bldg SQFT		(20) Other Space SQFT	
(14) Price Per Unit		(22) Rentable SQFT	
(16) Estate Owned		(5) Assumable Y/N	
(17) Property Interest		(25) Front Feet Land	
(19) Gross Rent Multiplier		(1) Sold Price per Acre	
(21) Rent AR		(2) Unique Property Identifier	
(23) SQFT Lease \$		(197) Floor Plans Count	0
(24) Type of Listing	41		
(27) Age			
(28) Avg. Lot Depth			
(3) RESO Universal Property Identifier			
(198) Floor Plans Update Date			

PROPERTY INFORMATION

(75) Comp Only	No
(76) Comp Type	
(60) Non-Branded Virtual Showing	No
(62) Showing Instructions	Notice with listing broker
(59) Directions	
(110) Owner (Recorded Name)	Richard Kolb Estate
(176) Sellers NMREC Licensee	No
(113) Lot Land Size	.51
(31) Lot Size Irregular	Yes
(119) Ceiling Height	
(117) Office Sq Ft	
(136) Sq Ft Source	

MLS # 20255297

Address: 208 Canyon Drive

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(137) Price per SqFt

\$28.59

(107) Lease Hold

(129) APOD Available Y/N

(67) PID Assessments

No

(127) Phase

(125) # Elevators
 (121) # Loading Docks
 (122) # Overhead Doors
 (124) # Parking Spaces
 (126) Voltage
 (128) Amps

SECONDARY PROPERTY INFORMATION

(56) Geocode Quality Exact Match

(89) Audio/video surveillance? No

(161) Search By Map

(133) Associated Document Count 0

DATA DISSEMINATION

(174) Internet Y/N Yes
 (156) VOW Address Yes
 (158) VOW AVM No
 (164) Homesnap Facebook Market Yes
 (146) Blogging Yes
 (148) List Hub Yes
 (150) Move Yes
 (152) Smarter Agent Yes

(155) VOW Include Yes
 (157) VOW Comment No
 (163) IDX Include Y
 (142) Automated Valuation Yes
 (147) Realtor.com Yes
 (149) CoStar/Homes.com Yes
 (151) CoStar/Homesnap.com Yes
 (153) Terradatum Yes

FEATURES**ACCESS TO PROPERTY**

Driveway To City Street

BUILDING TYPE

Commercial

Warehouse

CONSTRUCTION

Metal / Fabricate

FLOOD ZONE

Unknown

ROOF

Metal

Pitched

TERMS OF SALE

Cash

Conventional

UTILITIES

Electricity

Natural Gas

Sewer

Water-City

FINANCIAL INFORMATION

(172) Seller Pays NM GRT? Yes
 (173) GRT Code 09102 – Raton
 (139) Short Sale No
 (140) REO/Bank Owned No
 (138) 3rd Party Approval No
 (154) Court Approval No
 (175) List Type Exclusive Right to Sell
 (177) Sole & Separate Agreement

(178) Taxes \$ \$1,841.00
 (179) Tax Year 2025
 (141) Owner Financing No
 (143) Auction No
 (180) Assessments 1
 (181) Assessments 2
 (66) Financial Remarks

IMPORTANT DATES

(108) Listing Date 9/12/2025
 (109) Expiration Date 4/1/2026
 (132) Off Market Date
 (45) Update Date 9/13/2025 4:11 PM
 (30) Buyer Contingency Deadline
 (29) Time Off Market

(44) Input Date 9/13/2025 4:11 PM
 (166) Status Date 9/13/2025
 (168) Price Date 9/13/2025
 (167) HotSheet Date 9/13/2025
 (144) Auction Date

INFORMATION DISSEMINATION

(134) Broker Hit Count 1
 (135) Client Hit Count 0
 (38) Picture Count 7

BROKER ONLY REMARKS

(182) Broker Only Remarks

PUBLIC & SYNDICATION REMARKS

(58) Public Remarks Over 6,000 sq ft Warehouse on 1/2 Acre – Prime Location in Raton! Great opportunity to own a versatile commercial property just off the north exit of I-25 in Raton! This warehouse offers over 6,000 sq ft of space on a 1/2 acre lot, making it ideal for a wide variety of uses. Whether you're looking for storage, a workshop, hobby space, or the perfect spot to launch your new business, this property has the flexibility you need. Easy highway access, a convenient location, and plenty of room inside and out make this a rare find. Bring your ideas and make this space work for you!

(69) Syndication Remarks Over 6,000 sq ft Warehouse on 1/2 Acre – Prime Location in Raton! Great opportunity to own a versatile commercial property just off the north exit of I-25 in Raton! This warehouse offers over 6,000 sq ft of space on a 1/2 acre lot, making it ideal for a wide variety of uses. Whether you're looking for storage, a workshop, hobby space, or the perfect spot to launch your new business, this property has the flexibility you need. Easy highway access, a convenient location, and plenty of room inside and out make this a rare find. Bring your ideas and make this space work for you!

SOLD INFORMATION

MLS # 20255297

Address: 208 Canyon Drive

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(186) Closing/Funding Date

(184) How Sold

(194) Sale Type

(187) Sold Price

(41) Sold Price Per SQFT

(55) Final Seller Concession

(189) Selling Broker 1

(190) Selling Office 1

(191) Selling Broker 2

(192) Selling Office 2

(57) Sell Team

(65) Additional Comments

ADDITIONAL PICTURES



Aerial View



Aerial View



Aerial View



Side Of Structure



Garage



Aerial View

DISCLAIMER

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(185) Contract Date