



Total Area: **7211 Sq. Ft.** Year Built: **1966** Cap Rate:

List Price: \$682,500.00

1301 W 4Th St

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Pueblo, CO, 81004

Nico Cordova

Nico@Cordova1031.com

**CORDOVA
INVESTMENTS**

Presented by:

Nico Cordova
Nico@Cordova1031.com

**CORDOVA
INVESTMENTS**

PROPERTY SUMMARY

**CORDOVA
INVESTMENTS**



PROPERTY SUMMARY

This commercial property located at 1301 W 4th St, Pueblo, CO 81004 is currently listed for sale with an asking price of \$715,000

OFFERING SUMMARY

List Price	\$682,500.00
Taxes	\$11,770.00
Multi-unit	Yes
Lot Size	17449 Sq. Ft
Year Built	1966
Building Size	7211 sq. ft.
Zoning	B4
Price / SF	94.65



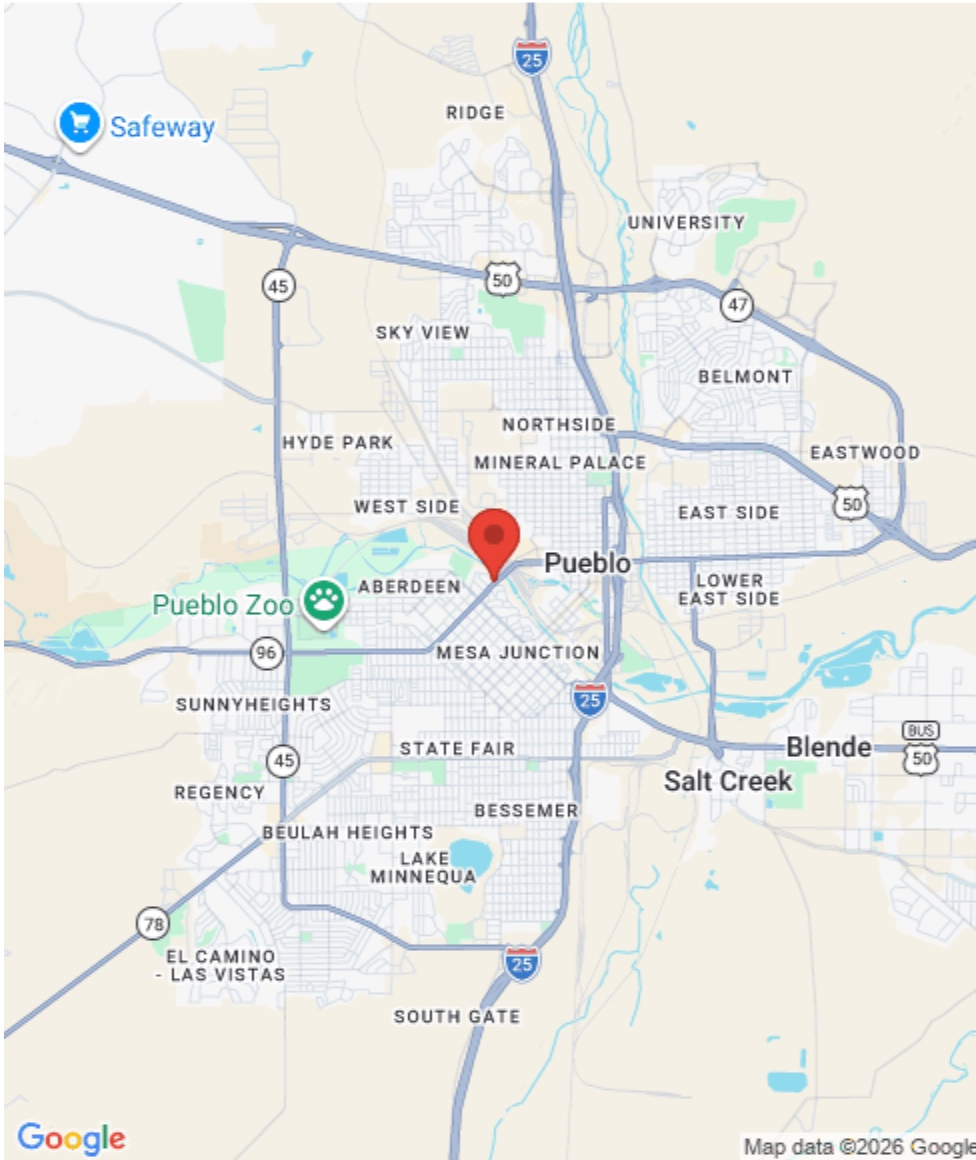
PROPERTY DESCRIPTION

Welcome to 1301 W 4th St in Pueblo, Colorado, a rare opportunity to own a distinctive property offering space, versatility, and strong value at \$715,000.

This well maintained property combines charm and functionality, making it ideal for a variety of uses. Situated on a generous lot, the property provides ample room for expansion, parking, or customization to suit your needs. The structure features spacious interiors with abundant natural light, flexible layout options, and solid construction that reflects pride of ownership.

COMPLETE HIGHLIGHTS

**CORDOVA
INVESTMENTS**



LOCATION INFORMATION

Building Name

Street Address

1301 W 4Th St

City, State, Zip

Pueblo, CO, 81004

County / Township

Pueblo

Cross Streets

BUILDING INFORMATION

Building Size

7,211 SF

Tenancy

multi

Number of Floors

1

Year Built

1966

Free Standing

Yes

of Drive In Doors

0

of Dock High Doors

0

