

\$175,000 - 4 Sunny Ave, Empire

MLS® #4543686

\$175,000

Bedroom, Bathroom,
Land on 0.11 Acres

Empire, Empire, CO

Welcome to Sunny Avenue Lot 4-one of two separate, improved lots offered for sale in the heart of downtown Empire. This west-facing lot offers breathtaking 180-degree views of the surrounding mountains and valley. Situated on Sunny Avenue, known for its west-facing orientation that provides sunshine and warmth throughout the day, this prime home site is ready for your vision. Build your ideal mountain retreat or expand your possibilities by combining the two adjacent lots to create a more spacious property. Nestled in a charming small-town setting, Empire offers a perfect blend of quaint ambiance and an adventurous mountain lifestyle. Enjoy nearby neighborhood gems like the local coffee shop with cafe, and a couple of beloved restaurants-perfect for a cozy meal or a post-adventure pick-me-up. Just 30 minutes from Loveland Ski Area and Winter Park, and minutes from hiking, biking, fishing, rafting, and skiing, this location provides easy access to world-class recreation while maintaining the peace and character of a historic mountain town. Don't miss this rare opportunity to build your dream home in a scenic and welcoming community!

Essential Information

MLS® #	4543686
Price	\$175,000
Acres	0.11



Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	4 Sunny Ave
Area	Empire
Subdivision	Empire
City	Empire
County	Clear Creek
State	CO
Zip Code	80438

Amenities

Utilities	Natural Gas Available, Electricity Available, Cable Available
Garages	None
View	Mountain(s), Foothills View

Exterior

Lot Description	Sloped, Meadow
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School Information

District	Clear Creek RE-1
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Additional Information

Days on Market	198
Zoning	Residential

Listing Details

Listing Office	LIV Sotheby's International Realty
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Listing information last updated on October 31st, 2025 at 10:05pm MDT