\$1,100,000 - Mountain View Ave, Empire

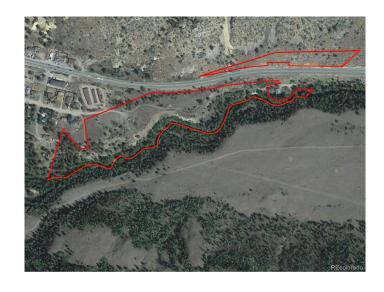
MLS® #9801955

\$1,100,000

Bedroom, Bathroom, Land on 16.73 Acres

Empire, Empire, CO

Incredible 16.73-acre development opportunity with panoramic mountain and river views in the heart of Empire, Colorado! Re-platted as Lot 1 of a two-lot subdivision-is ideally situated for a multifamily build or residential development, and is in high demand for housing in the area. The property borders Clear Creek along its southern edge, offering direct access to fishing, hiking, and natural beauty right on site. Just minutes from the shops and dining in downtown Empire, only 30 minutes from both Loveland Ski Area and Winter Park, 15 minutes to Georgetown and Idaho Springs, and just 40 minutes to Denver, this location offers the perfect blend of small-town charm and world-class recreation. Hiking, biking, rafting, and skiing are all within easy reach, making this a unique investment opportunity in a rapidly growing corridor. Access to I-70 is quick and convenient, and the property is currently in discussions for annexation into the Town of Empire-paving the way for future utility hookups, city sewer, and easier development processes. Contact listing agent for plat map and zoning details.







Essential Information

MLS® # 9801955

Price \$1,100,000

Acres 16.73 Type Land Sub-Type Unimproved Land

Status Active

Community Information

Address Mountain View 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), Plains View, Water

Is Waterfront Yes

Waterfront Abuts Stream/Creek/River

Exterior

Lot Description Wooded, Level, Sloped, Mountains, Waterfront

School Information

District Clear Creek RE-1

Additional Information

Days on Market 84
Zoning M-1

Listing Details

Listing Office RE/MAX Professionals

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Listing information last updated on October 31st, 2025 at 7:21pm MDT