

\$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
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School Information

District	Clear Creek RE-1
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Additional Information

Days on Market	84
Zoning	M-1

Listing Details

Listing Office	RE/MAX Professionals
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