

61 Tomahawk LANE, BRECKENRIDGE, CO 80424

Listing

Residential Agent Detail Display

General Property Information

MLS#: S1036936 Status: Active Sub-Type: Single Family

List Price: \$2,100,000 Sold Price: Bldg #:
 List Price/SqFt: \$717.95 Sold Price/SqFt: Unit #:
 Address: 61 TOMAHAWK LANE Unit Entry Level: 2
 BRECKENRIDGE, CO 80424 # Levels in Unit: 1
 Subd/Complex: WARRIORS MARK SUB # of Units:
 County: Summit Total Bldg Level:
 Bedrooms: 5 Total Baths: 3.5 Full Baths: 2 3/4 Baths: 1 1/2 Baths: 1 Deed Restricted: No
 Apx SF Living Area: 2,925 Furnished: Unfurnished
 Sq. Ft Source: County/Gov't ADU/Lockoff: Yes
 Year Built: 1978 Adj Year Built: 1993 Pets Allowed: Yes
 Loft Incl Bdrm Count: No Loft: No Branded Tour:
 Add'l Rooms: Basement Finished, Breakfast Nook, See Unbranded Tour:
 Remarks



Recent: 06/21/2022 : NEW

Remarks: Charming single family home w/in easy walking distance to Main St. Breck! Located in a strikingly quiet neighborhood w/ minimal drive-thru traffic & effortless access to skiing, hiking & biking. A very inviting kitchen & main living area welcomes your arrival with ample seating for large gatherings of family & friends. Big master suite with heated bathroom floors, a large fenced-in yard area for the dogs, and an easy opportunity for a lock-off apartment if you'd consider a long term tenant....

Interior - Exterior

Total Avg. Mo. Util.: \$362 Water Monthly: \$60 Avg. Gas Monthly: \$68 Avg. Elec. Monthly: \$157 Sewer Monthly: \$77
 Water Heating: Gas Wtr Htr Gallons:80 Heating: Baseboard, Electric, Forced Air, Natural Gas Energy Rating:None
 Appliances: Dishwasher, Disposal, Microwave, Range Gas, Range Hood, Refrigerator, Washer / Dryer
 Resident Features: Cable Available, Deck, Jetted Bathtub, Multi-Level, Steam, Vaulted Ceilings, Wired for Cable, Wood Stove
 Floor Coverings: Tile, Wall/Wall Carpet
 Roof: Asphalt Laundry: Dryer, Washer
 Construction: Steel & Concrete Gar/Parking: 2 Car Garage, Attached, Surface

HOA, Tax and Fee(s) Information

Annual Taxes: \$4,153.26 Tax Year: 2021 Transfer Tax: 1% Resort/Nbrhd Fee: \$0.00
 Assessments: None Known VAFHA: Right of Ref/#Days: No Bank:
 Assoc. Fee: \$0.00

Subdivision/Community Information

Location: Bus Route, In Town, Walk to Slopes
 Common Facilities: See Remarks
 Public Amenities: Cross Country Trails, Golf - Public, Hiking / Pedestrian Trails

Land & Site Information

Schedule #: 500170 Area: Breckenridge Accessibility: All Year, Paved Access # of Mo.: 9,583
 Lot #: 10 Water Src: Municipal / Public Apx Lot SqFt: 9,583 Apx Lot Acreage: 0.22
 Block #: 0 Lot SqFt Sce: County/Govt Parcel #: Zoning: Single Family
 Filing #: 2 Legal Parcel: Do Not Know Ground Lease: Lot Ownership:
 Staked: No Pinned: Sewer/Septic: Connected to Sewer
 Lot Rent: Exist Structure Existing Structure
 Available Utils: Cable Tv, City Sewer, City Water, Electricity, Gas, Phone, Satellite, Snow Removal, Trash Pickup
 Docs on File: None
 View: See Remarks

Realtor - Management Information

Listing Office: Breckenridge Associates R.E. Office Phone: (970) 453-2200 Office Fax: (800) 878-0374
 Office Address: 229 S. Main Street, Breckenridge CO 80424
 Listing Agent: Mike W. Krueger
 Email: mikek@realtor.com Cell/Pager: (970) 485-1518

Res Fax:
 Listing Buyer Excl. No
 Buyer Broker %: 3.00
 Trans Broker %: 3.00
 Variable Rate Com: No
 Other Com Rate: No

CoSelling Office:
 CoSelling Agent:
 CoSelling Agent Email:
 Office Phone:
 Phone:
 Office Fax:
 Cell/Pager:

Subj to Rent Contract: No
 Management Co.:
 CTMe Name:
 Phone:
 Occupant Type: Long Term, Owner

Address:
 Rentals Allowed: Long Term Allowed
 List Date: 06/20/2022
 DOM: 7
 CDOM: 7

Possession: Delivery of Deed Will Consider Trade: No
 Showing Instructions: Appointment Only, Call Broker - Lockbox, See Realtor Remarks
 Shared Int. for Sale: 100
 Realtor Sign: No

Driving Directions: In the lower Warriors Mark neighborhood south end of Breckenridge, last stoplight, turn west onto Broken Lance, stay L at Stop, stay L at the Y, R onto Tomahawk, home is on north/right side of road

REALTOR Remarks: Full-time owner occupied w/dogs, 1 hr. min notice req'd for ALL showings so we can move the dog. OK to show 7 days a week from 10AM - 6PM, please call my OFFICE (970-453-2200) for all showings. Legally a 4 bedroom home, but certainly functions as a 5 BR with lower level area frequently used as sleeping area w/ private bath. Matterport tour is available upon request, please email MK directly.