

# COMMERCIAL FOR SALE

# GOLD CREEK COMMERCIAL LOT

889 S. ELIZABETH STREET, ELIZABETH, CO 80107



## PROPERTY FEATURES

- Located a few blocks from Safeway, Big R, and new homes in Gold Creek Valley and Legacy Village
- Wide range of acceptable uses including animal hospital, restaurant, retail and others
- Use by special review - day care center, multi-family, senior living, gym/fitness center
- \*Property can be annexed into the Town of Elizabeth and rezoned as Commercial Mixed Use

Follow the links below for full zoning detail:

- ELBERT COUNTY** - COLORADO
- [ELBERT COUNTY ZONING REGULATIONS](#)
  - [ECONOMIC DEVELOPMENT ZONE \(EDZ\) OVERLAY](#)

## PROPERTY DETAILS

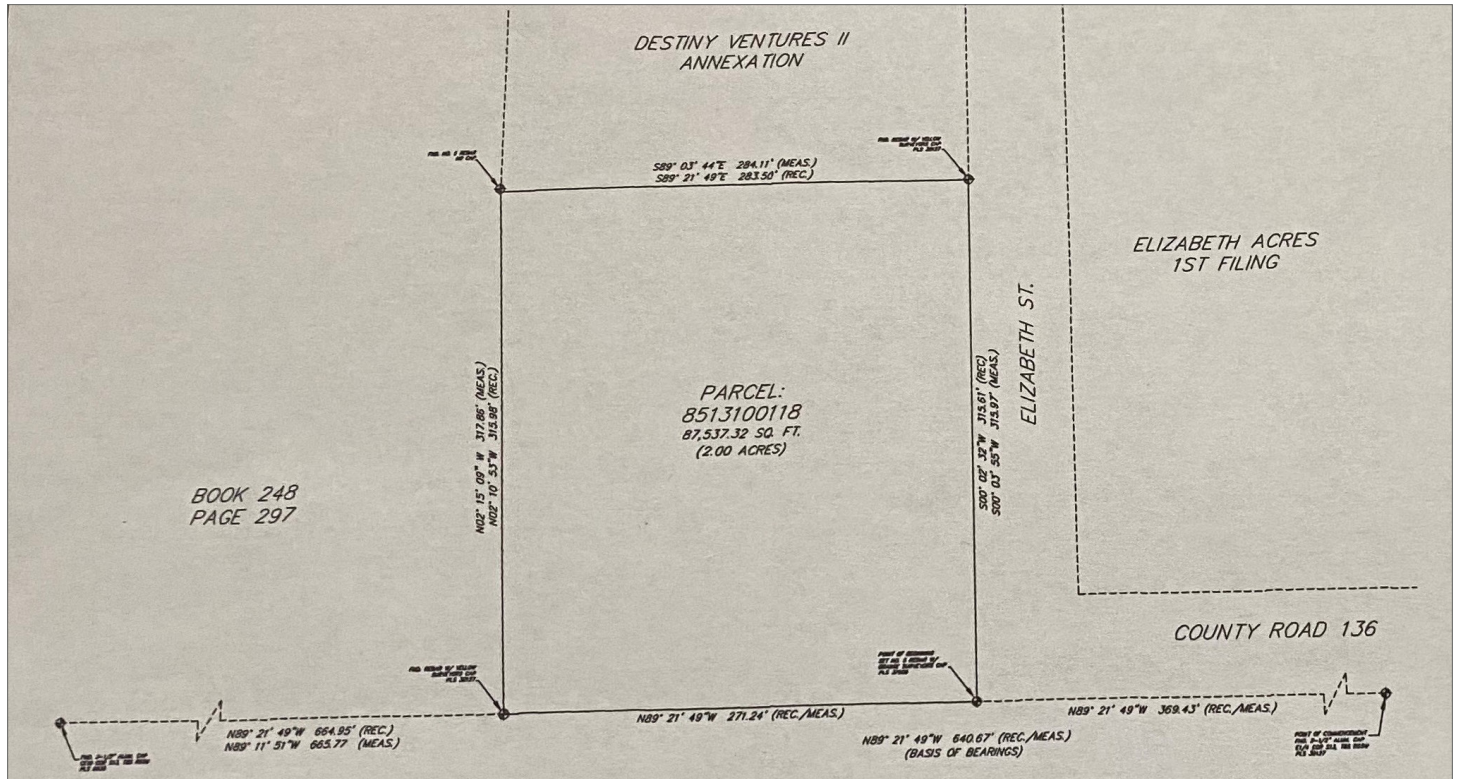
|                |                          |
|----------------|--------------------------|
| SITE SIZE      | 2.00 AC                  |
| SALE PRICE     | \$1,150,000              |
| TAXES          | \$1,717.80 (2021)        |
| CROSS STREETS  | Elizabeth St. & C.R. 136 |
| CITY / COUNTY  | Elizabeth / Elbert       |
| WATER / SAN    | Elizabeth / Elizabeth    |
| GAS / ELECTRIC | Black Hills / CORE       |
| ZONING         | Residential*             |



SITE AERIAL



SITE SURVEY



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