



# LIVE IN THE HEART *of Carbondale*

762 Lincoln Avenue | 2 Bed, 1 Bath | 1,216 Sq. Ft.



**COLDWELL BANKER**  
**MASON MORSE**

A Coldwell Banker Mountain Properties Company





## FANTASTIC IN-TOWN LOCATION!

This south-facing two-bedroom, one-bath condo is just steps from downtown Carbondale's shops, dining, and amenities, with easy access by foot or bike to everything the town has to offer. The main level features hardwood flooring in the living area and tile in the entry and kitchen. Upstairs, both bedrooms have individual sinks, with the full bath conveniently situated between them. The fenced yard offers private outdoor space, perfect for enjoying the Colorado sunshine. Additional highlights include a lower level with laundry, storage, and a flexible bonus room. A well-maintained property in a prime location, this condo is ideal for full-time living or a foothold in the Carbondale market.



## DETAILS

Address: 762 Lincoln Avenue  
 City: Carbondale  
 Bed & Bath: 2 Bed | 1 Bath  
 Size: 1,216 sq. ft.  
 MLS#: 190615  
 Taxes: \$2,627.84 (2024)  
 HOA: \$250/Month  
 • Furnishing AI Generated

## FEATURES

- Wood Stove
- Fenced yard
- Radon mitigation system in-place
- 2 parking spots
- Brand new roof
- Newly painted exterior
- Walking distance to Main Street

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