



**FOR SALE - PRICE REDUCED!**  
**BRING OFFERS! VACANT OR LEASED!**

111 S 1st St | La Salle, CO 80645



**VACANT OR LEASED!**

**CONTACT:**

**EARL DUFFY**

BROKER ASSOCIATE

303.512.2732

[eduffy@uniqueprop.com](mailto:eduffy@uniqueprop.com)

UNIQUE PROPERTIES

400 S. BROADWAY

DENVER, CO 80209

(p) 303.321.5888

(f) 303.321.5889

[WWW.UNIQUEPROP.COM](http://WWW.UNIQUEPROP.COM)



## OFFERING SUMMARY

**Sale Price:** \$525,000

**Lot Size:** 0.7 Acres

**Building Size:** 11,207 SF

**Year Built:** 1920

## PROPERTY HIGHLIGHTS

- Located near 2 main intersections in LaSalle
- Great Location
- Large Lot
- Fully built out kitchen
- Large Dining room on ground level as well as Party space on the 2nd floor
- Potential for current restaurant to stay and sign new lease (negotiable)





## CONTACT:

**EARL DUFFY**  
 BROKER ASSOCIATE  
 303.512.2732  
 eduffy@uniqueprop.com

The information contained herein was obtained from sources believed reliable; however, Unique Properties makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation on this property is submitted subject to errors, omission, changes of price, or conditions, prior to sale or lease, or withdrawal without notice.