



# CHAMONIX VAIL TOWNHOME AVAILABLE

OFFERED AT  
**\$604,882**

## ABOUT THE HOME

**2363 Upper Traverse Way Unit A**  
**3-bedroom, 3-bath, 1,509+/- square-foot townhome.**  
Prime West Vail location within the Chamonix Vail Community.

This home is conveniently located with easy access to the bus line to Vail Mountain and walking distance to grocery stores, shops and restaurants. This three-level home in family friendly neighborhood has a single-car garage with added storage, gas fireplace and several upgrades to add comfort including an expanded kitchen island, plenty of storage and organization so you can move in with ease. The deed-restricted home is being offered for sale at **\$604,882** with a 1.5% appreciation cap.

**HOA Dues-** Monthly dues are currently **\$427.12**, which covers trash collection, landscape, snow removal and management fees.

**Average Utilities-** Holy Cross Electric \$50/month; Excel Energy Gas \$90/month; ERWSD Water \$100/month.

## OPEN HOUSE SCHEDULE

4 – 6 p.m., Wednesday, Oct. 16  
12 – 2 p.m., Thursday, Oct. 17

## THE LOTTERY

A home buyer selection lottery is planned for 9 a.m., Thursday, Oct. 31. Hybrid in-person and on Zoom.

## HOME BUYER CLASS REQUIRED

See current listings page for this and other requirements needed prior to submitting your application.

To see if you qualify, visit  
**[vail.gov/currentlistings](https://vail.gov/currentlistings)**  
Applications due before  
**NOON on Wednesday, Oct. 23**  
via **ONLINE** application form

Please contact us with questions  
Martha Anderson, Senior Housing Coordinator 970.471.9503  
Missy Johnson, Housing Coordinator 970.479.2150  
[housing@vail.gov](mailto:housing@vail.gov)