



2535 Aviator Court H2

Steamboat Springs, CO

Steamboat | Sotheby's  
INTERNATIONAL REALTY



## UPGRADED AVIATOR GARAGE

This fully upgraded Aviator Garage is finished, insulated, and heated—ready for business, your next creative venture, or to store your prized possessions. Two mezzanines add nearly 250 sq ft of bonus storage space, along with included metal racks and tubs. Enjoy 20 feet of custom butcher block counter space with a mini fridge, wine fridge, microwave, powered desk, and nesting tool carts. Durable LVT wood-grain flooring, recessed and natural lighting, HDMI floor cables, and speaker pre-wire create an ideal workspace. A 30 Amp RV hookup, electric ceiling heater, and oversized 14'6" x 10'10" garage door complete this rare and versatile space.



2535 AVIATOR COURT H2  
STEAMBOAT SPRINGS, CO  
**\$450,000 #S1056351**  
VanattaGroup.com



- COMPLETELY UPGRADED W/NICE FINISHES
- BUSINESS READY
- HEATED & INSULATED
- AMPLE, ADDITIONAL STORAGE

**Heidi Flint**  
**Vanatta Group**

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