

HOME FOR SALE

413 Rainbow Ln Unit 3
Mammoth Lakes,
California
United States

Asking Price

\$2,250,000

Bedrooms **3**

Year Built

Bathrooms **3**

Date Listed **08/25/2024**

Size **0**

Listing ID **GL-1726525311**

Listed by: Realtyww Info

For more information, visit:

<https://www.globallistings.com/11485920>

Overview

Completed in 2020, this newly constructed Mountainside 3-bedroom / 3-bathroom, 2,025 sq. ft. townhome with over-sized 2-car garage, large deck with private hot tub and Mammoth Mountain ski slope / chairlift views is located directly next to Canyon Lodge offering some of the best ski-in / ski-out access in Mammoth. Walk to the lifts in the morning, come home for lunch and then head back out in the afternoon ski, bike or hike directly from your front door then come home to relax and enjoy the mountain views from your deck and private hot tub. This property provides immediate access to the ski slopes, the village gondola and is also located a short distance to the Village at Mammoth where you will enjoy dining, shopping and year-round concerts and events. Canyon Lodge has so much to offer from beginner ski lifts and ski school to the new six pack Canyon Lodge Express and famous Apres-Ski parties! This well-maintained home features high quality construction, mountain architecture, wood flooring, high-end tile, granite, LG stainless appliances, beautiful furniture and decor, electronics, smart home technology, plenty of owner storage and more. The property is being sold turn-key and ready for personal use and/or rental. Gross rental revenue was \$145,843 in 2022, \$138,889 in 2023 and \$91,509 for January April 2024. A rare lockoff door exists between unit 3 and 2 (comprising one entire building) so the units can be rented together as a 6-bedroom / 6-bathroom, 4,050 sq. ft., 4-car garage with two decks and two hot tubs! Or, even better, Unit 2 next door is also available for sale so there is the option to buy both units together and own a 6-bedroom / 6-bathroom, 4,050 sq. ft., 4-car garage with two decks and two hot tubs next to Canyon Lodge along with excellent rental potential and owner usage! Garage door height is approximately 7 feet, 9 inches. Property is sold furnished, subject to an inventory.

For more details:

Listed by: Peter Maw

Contact

Email

Phone