

546 Walnut Street, Aspen  
\$7,500,000 Substantially Furnished

**Square Feet:** 4,621 sq ft

**Price/Sq Ft:** \$1,623

**Bedrooms:** 4

**Baths:** 5 full, 2 half

**Lot Size:** 7,576 sq ft

**Year Built/Remodeled:** 2006

**Decks/Patios:** 795 sq ft

**Garage Size:** 500 sq ft

**Garage Heated:** Yes

**Fireplaces:** Gas; 3 indoor, 1 outdoor

**Heat Source:** Radiant; gas

**Cooling:** Central A/C

**Humidification:** No

**Elevator:** Yes

**Snowmelt:** Driveway

**Security System:** Yes

**Audio/Visual System:** No

**Lighting System:** Crestron

**Bed Details:** Main floor master: king bed

Guest Master: king bed & fireplace

Guest Bedroom: queen bed

Bunk Room: 3 full beds, 3 twin beds

**Bath Details:** Main floor master bath: jacuzzi tub and steam shower

**Architect:** Charles Cunniffe Architects

**Builder:** RJW Builders

**Property Taxes:** \$15,430.64 (2019)

**Inclusions:** Most furnishings

**Exclusions:** Artwork & seller's possessions

**Shading System:** Automatic shades in main floor master and living room

**Sewer/Septic:** Sewer

**Water Service:** City of Aspen

**Cable/Satellite:** Xfinity cable

**Internet:** Xfinity

**Gas/Propane:** Natural gas

**Roof:** Composition roof shingles, heat tapes

**Substructure:** Finished basement

**Radon Mitigation System:** Yes

**Water Rights:** No

**Kitchen Appliances:** Wolf range, oven & exhaust hood, Thermador oven, Asko dishwasher; Fisher & Paykel dishwasher drawers, SubZero fridge & freezer, Sharp microwave, beverage fridge

**Laundry Appliances:** Whirlpool Duet washer/dryer

**Owner's Association?** Fox Crossing HOA

**HOA Dues:** \$1,592/quarter

**HOA Dues Cover:** Snow removal, grounds maintenance, HOA insurance, HOA management

**Pets Allowed? (Owner/Renter):** Yes

**County/City:** Pitkin/Aspen

**School District:** Aspen

**Real Estate Transfer Tax:** Yes; 1.5%

**Zoning:** R-6

**Elevation:** 7,929'

*\*Information is not guaranteed. Subject to errors, omissions or changes without notice.*