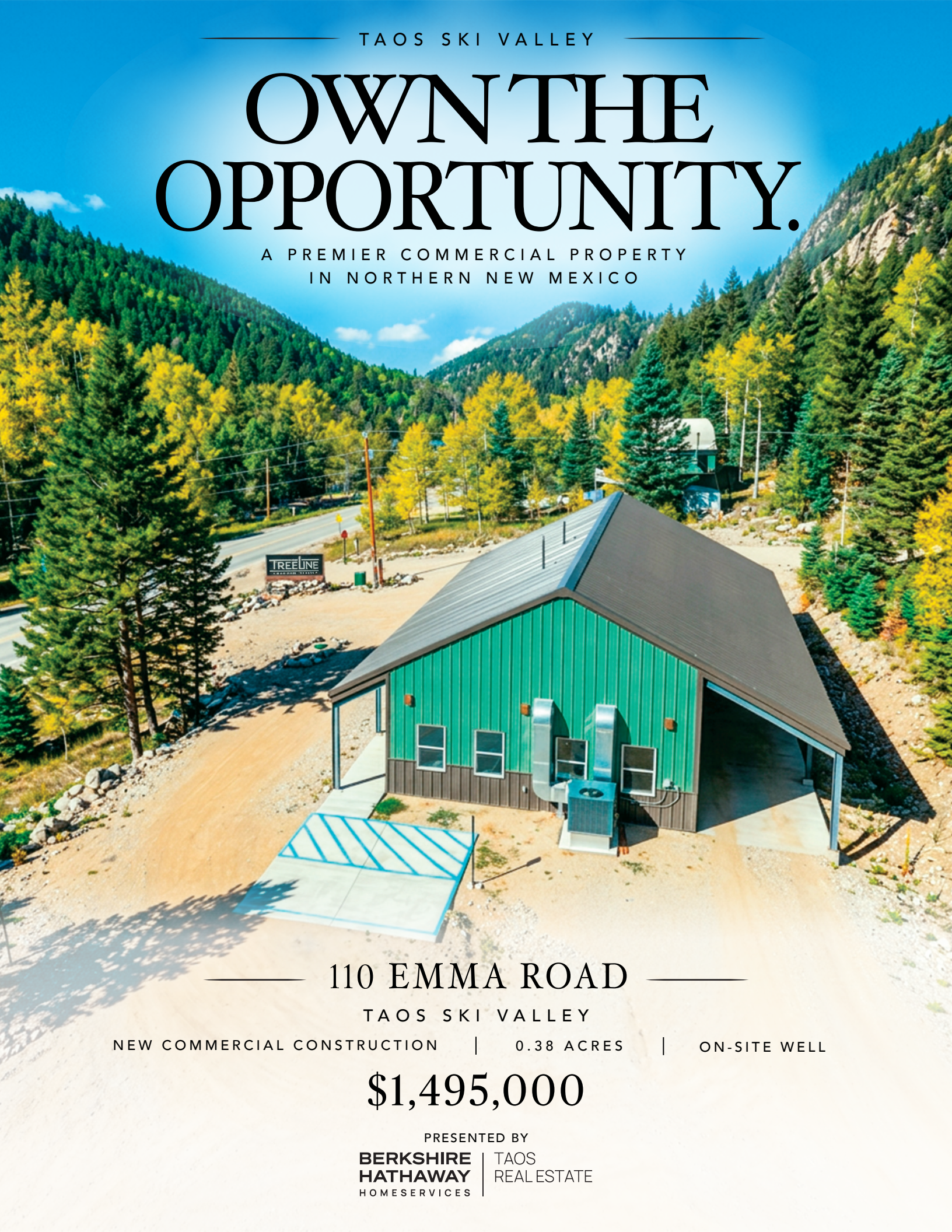


TAOS SKI VALLEY

OWN THE OPPORTUNITY.

A PREMIER COMMERCIAL PROPERTY
IN NORTHERN NEW MEXICO



110 EMMA ROAD

TAOS SKI VALLEY

NEW COMMERCIAL CONSTRUCTION

| 0.38 ACRES

| ON-SITE WELL

\$1,495,000

PRESENTED BY

**BERKSHIRE
HATHAWAY**
HOMESERVICES

TAOS
REAL ESTATE

110 EMMA ROAD
TAOS SKI VALLEY

A STRATEGIC
LOCATION,
A TURNKEY
ASSET.
READY FOR
ITS NEXT
CHAPTER.

THE HARD WORK IS DONE.

This newly constructed commercial property is positioned approximately one mile from the Taos Ski Valley base area, directly along the primary route into the resort. Thoughtfully designed and built, the infrastructure, site work and major improvements are complete—allowing a new order to focus on their business, not the build.

Retail 1	Approx. 736 SF	Site	0.38 Acres
Retail 2	Approx. 411 SF	Well	On-site Well
Storage	Approx. 362 SF	Septic	1,200-Gallon Holding Tank 350 GPD Design Flow
Total Building Approx. 1,800 SF*		Configuration	Drive-Thru
		Zoning	Commercial

**Includes common, mechanical and support space.*



A FLEXIBLE SPACE
FOR YOUR VISION.



DRIVE-THRU
READY.

**BERKSHIRE
HATHAWAY**
HOMESERVICES

TAOS
REAL ESTATE

110 EMMA ROAD
TAOS SKI VALLEY

A DIRECT
CONNECTION
TO A YEAR-ROUND
DESTINATION.

RESIDENTS.
VISITORS.
EMPLOYEES.
ADVENTURERS.
OPPORTUNITY.

ON THE ROAD TO TAOS SKI VALLEY.

Positioned approximately one mile from the Taos Ski Valley base area, 110 Emma Road sits directly along the primary route to the resort—one of Northern New Mexico's most visited destinations. This corridor serves a steady flow of skiers, hikers, cyclists, second home owners, resort employees and year-round travelers, creating a strong foundation for a successful business.



TAOS SKI VALLEY BASE AREA | ONE MILE FROM THE PROPERTY

RETAIL, FOOD + BEVERAGE, MARKET. SERVICE.
RECREATION, OR A CONCEPT ENTIRELY ITS OWN.

A Rare Opportunity in a Remarkable Setting.

**BERKSHIRE
HATHAWAY**
HOMESERVICES

TAOS
REAL ESTATE

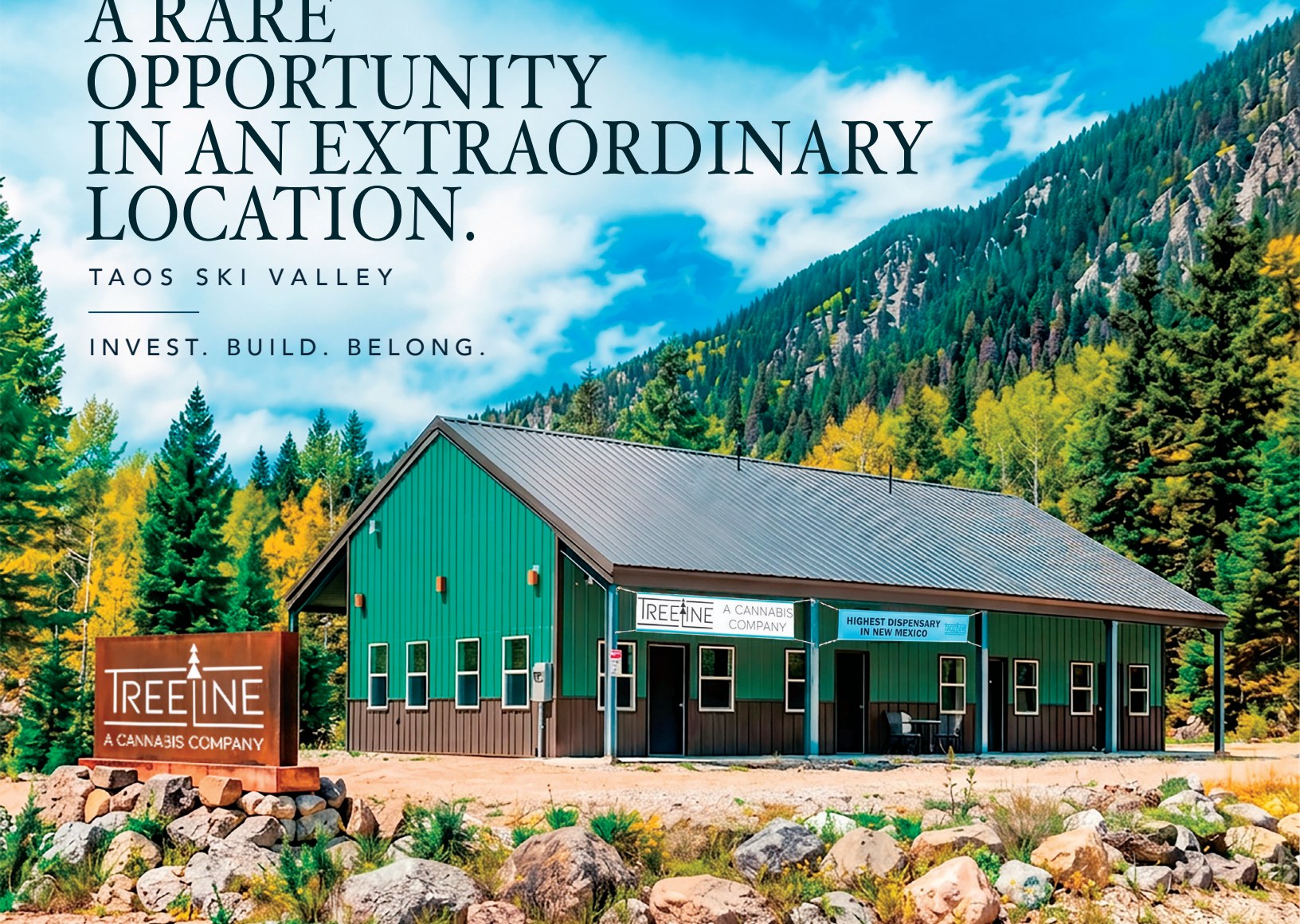
110 EMMA ROAD
TAOS SKI VALLEY

MOUNTAINS
BUSINESS
COMMUNITY
OPPORTUNITY

A RARE OPPORTUNITY IN AN EXTRAORDINARY LOCATION.

TAOS SKI VALLEY

INVEST. BUILD. BELONG.



FOR MORE INFORMATION, PLEASE CONTACT:



DEBBIE FRIDAY JAGERS

ASSOCIATE BROKER

575.770.1618

debbie@debbiefridayjagers.com



DAN CLEMENTS

ASSOCIATE BROKER

(940) 733 - 1958

dan.clements12481@gmail.com

**BERKSHIRE
HATHAWAY**
HOMESERVICES

TAOS
REAL ESTATE

575.758.1924

LOCAL EXPERTISE. GLOBAL REACH. A STRONGER TAOS.



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