

SMALL-BAY INDUSTRIAL

Owner/User or Investment Opportunity

2816 Willamette Pl

Colorado Springs, CO 80909



BRANDON PAXTON

Owner/Broker

720.880.9761

bpaxton@brdcommercial.com

PROPERTY FEATURES

Sale Price: \$995,000

Size: 6,204 SF

Units: Six (6)

Site: .34 Acres

Zoning: MX-L (Mixed-Use Large Scale)

Year Built: 1985

OpEx: \$3.80/SF

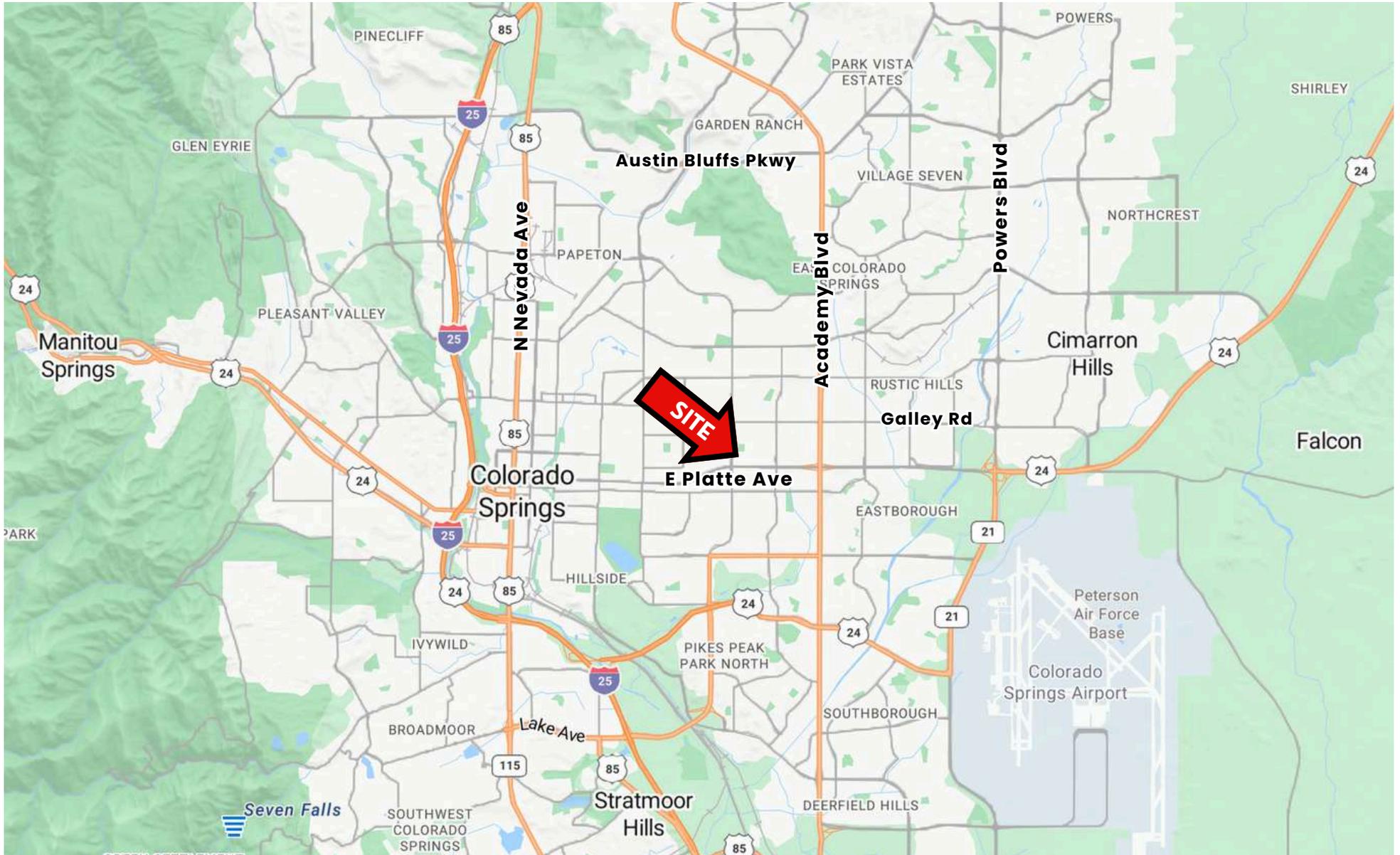


PROPERTY HIGHLIGHTS

- Rare Small-Bay Industrial
- 6-Unit Property
- (6) 10x12 Grade-Level Loading Doors
- 14' Clear Height
- Masonry Construction
- Newer Overhead Doors
- Centrally Located Off Platte Ave



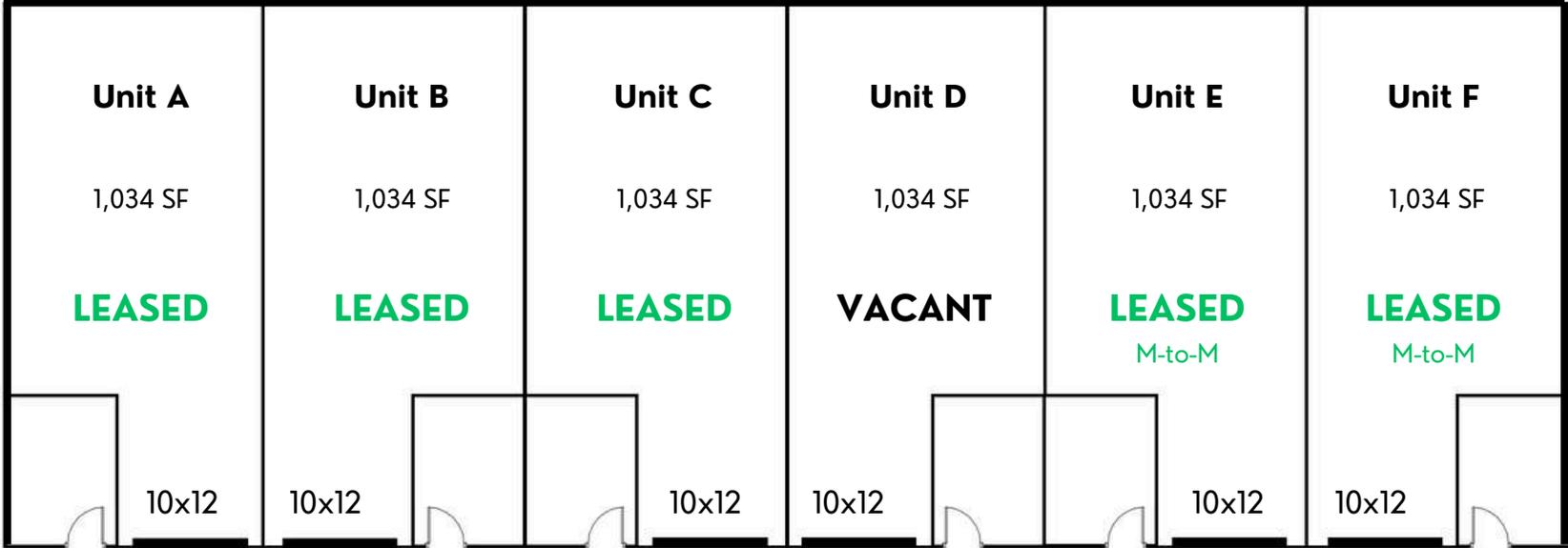
LOCATION



PROPERTY PHOTOS



FLOOR PLAN



BRD COMMERCIAL
REAL ESTATE GROUP

BRANDON PAXTON

Owner/Broker

720.880.9761

bpaxton@brdcommercial.com

The information contained herein was obtained from reliable sources; BRD Commercial Group makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of the subject property is submitted subject to errors, omission, changes of price, or conditions, prior to sale or lease, or withdrawal without notice.