



#3316

1,750 SF

Approx.
Gross monthly rent
\$2,230/mo

#3304

**±3,000 -
7,000 SF**

Approx.
Gross monthly rent
\$8,920/mo

#3332

1,750 SF

Approx.
Gross monthly rent
\$2,230/mo

Adobe Court BUSINESS PARK

3302-3368 ADOBE COURT COLORADO SPRINGS, CO 80907



**CUSHMAN &
WAKEFIELD**

**Colorado Springs
Commercial**

A & B BLOCK

**FOR LEASE | WELL-LOCATED
SMALL BAY INDUSTRIAL UNITS**

FOR LEASE | INDUSTRIAL JUST MINUTES FROM I-25

Adobe Court Business Park offers rare small bay industrial space in the heart of Colorado Springs. With 16'-18' clear heights, drive-in loading doors, and flexible suite configurations, this property is ideal for light industrial or flex users.

On-building signage is available for enhanced visibility, and the L1 zoning supports a wide range of industrial uses. Centrally located with immediate access to I-25 and major arterial roads, Adobe Court provides excellent connectivity across the city.



\$12.50/RSF NNN
LEASE RATE **A & B BLOCK**



\$3.79/SF (2025 EST)
EXPENSES **A & B BLOCK**



16'-18'
CLEAR HEIGHT



(1) 10' x 12' OHD



L1
ZONING



1:1,000 RSF
PARKING



ON BUILDING SIGNAGE
AVAILABLE

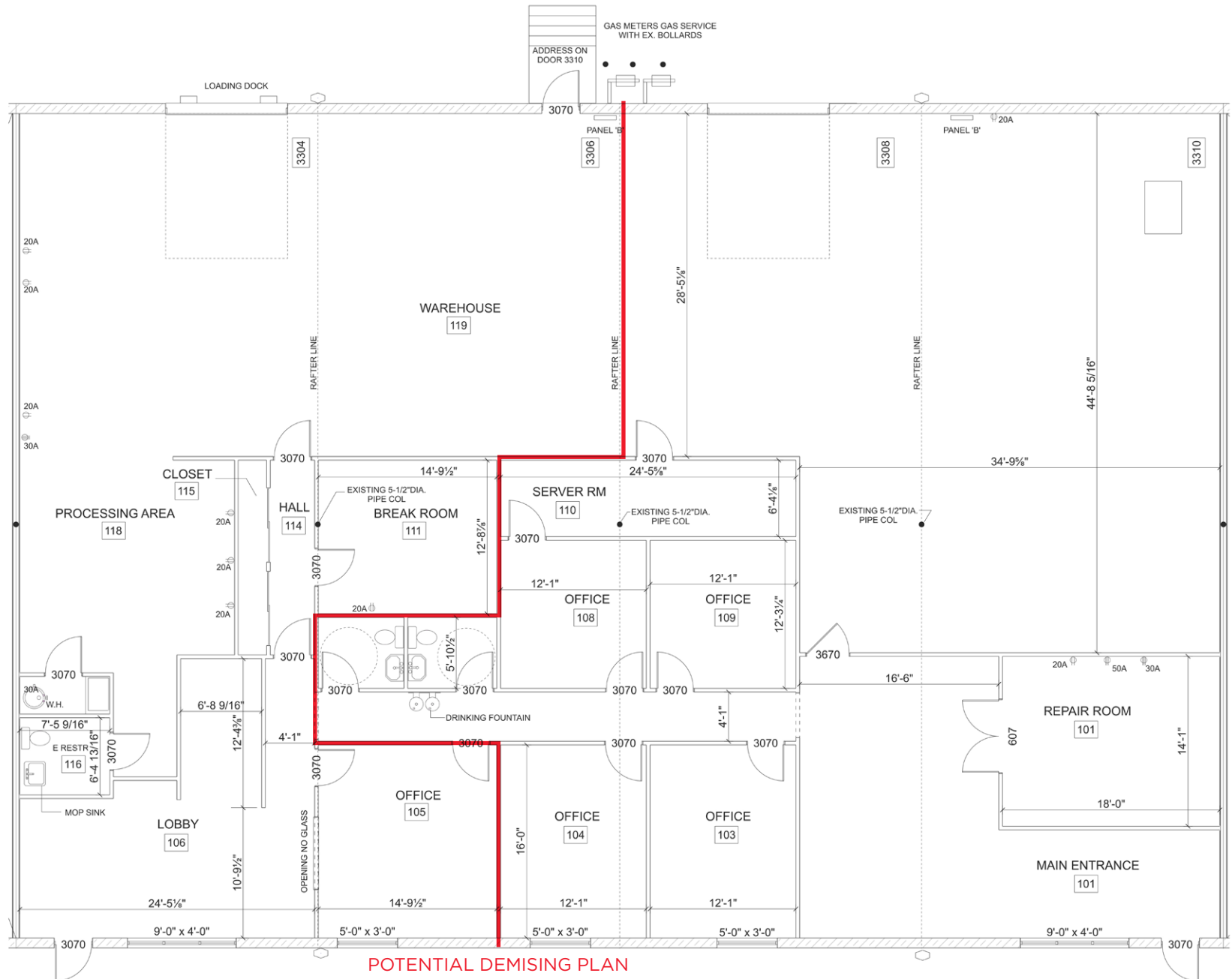


SUITE 3310

±3,000 - 7,000 SF AVAILABLE NOW

FLOOR PLANS

*For representative purposes only - drawings not to BOMA.

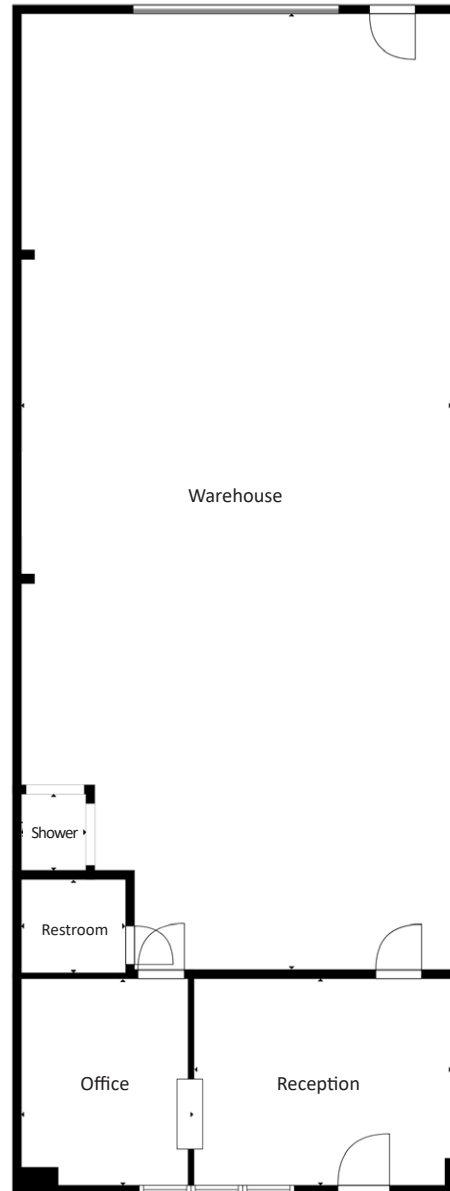


FLOOR PLANS

*For representative purposes only - drawings not to BOMA.

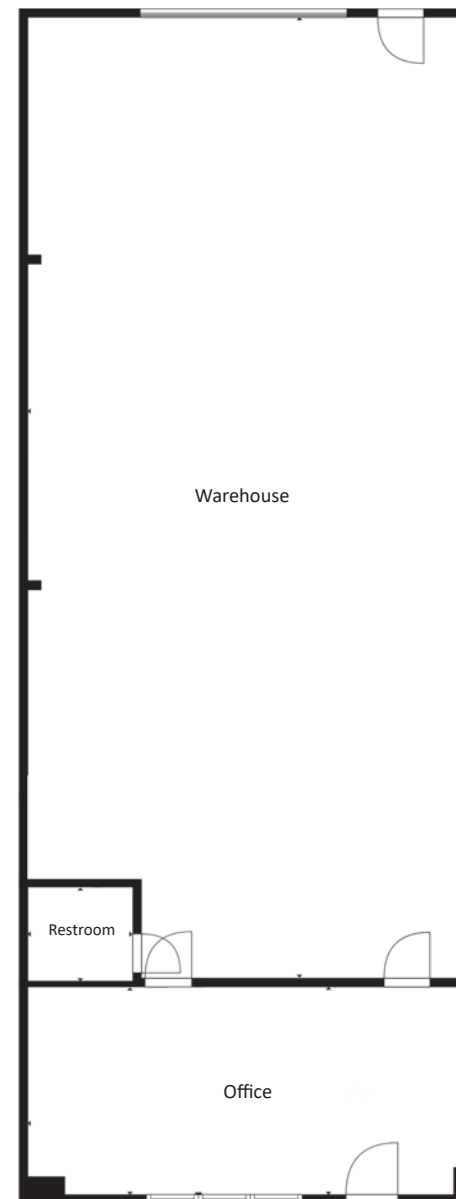
SUITE 3332

1,750 SF

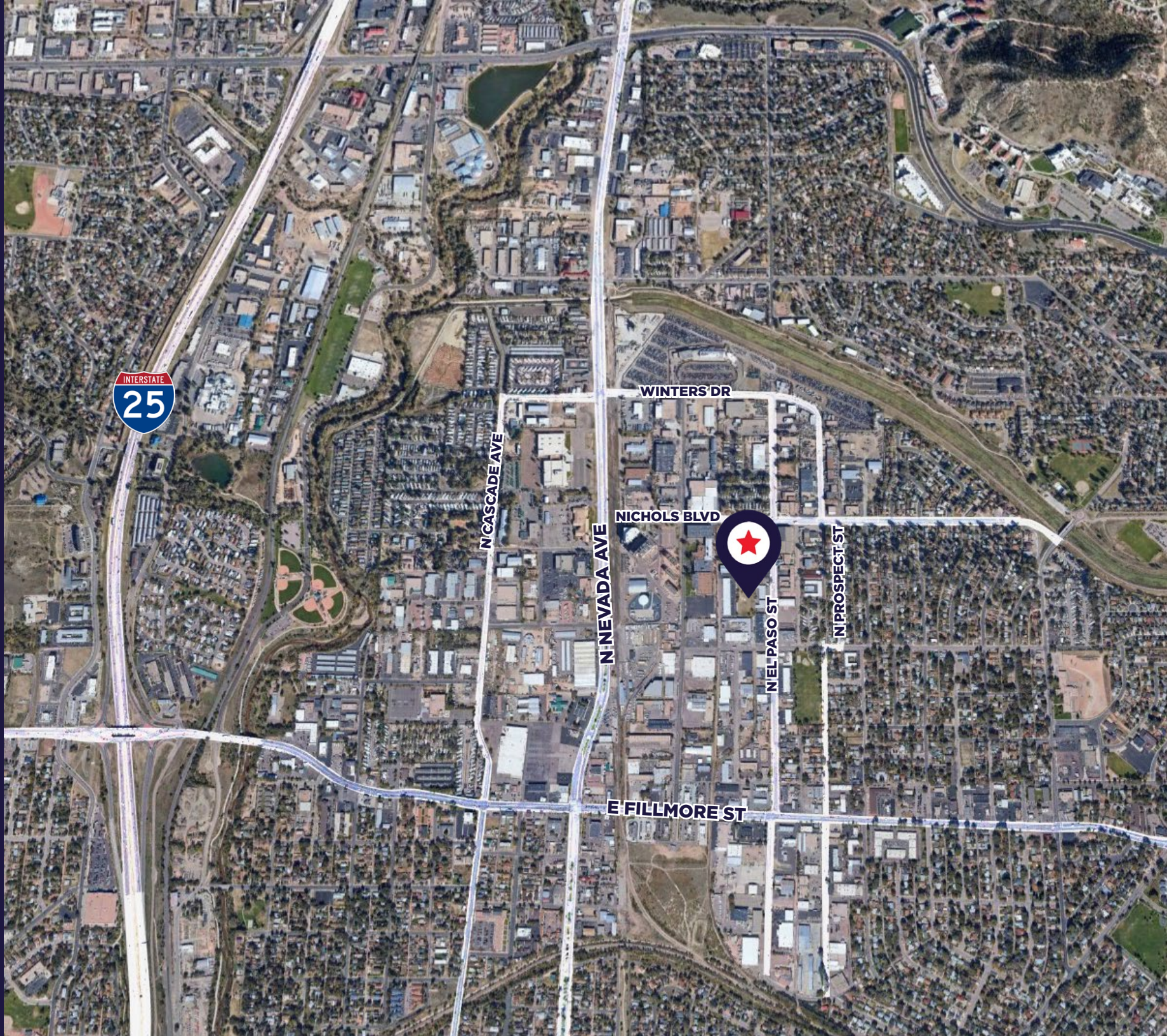


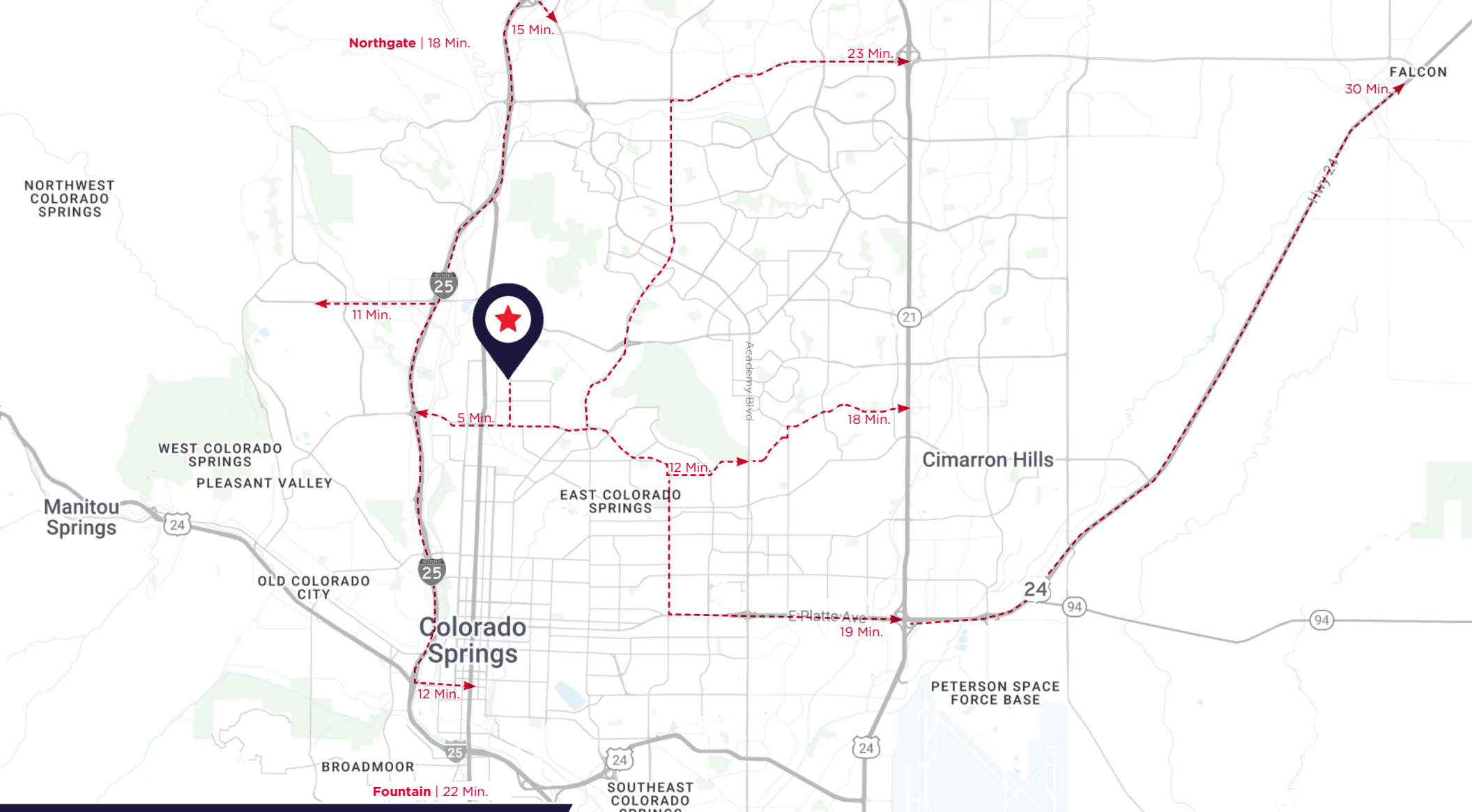
SUITE 3316

1,750 SF



VICINITY MAP





FOR MORE INFORMATION, CONTACT:



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