

UCHealth Grandview Medical Center

5818 North Nevada Ave, Colorado Springs, CO 80918



SIZE
61,637 RSF

AVAILABLE SPACE
2,519 to 7,587 RSF

PARKING RATIO
5.6 per 1,000 RSF

- Newly developed orthopedic/sports medicine clinic with mountainscape views
- Located on UCHealth Grandview Orthopedic Hospital campus
- Highly visible site and easy access along I-25 corridor
- Orthopedics, sports medicine, physical therapy, advanced imaging, rehabilitation gym, and multidisciplinary clinic
- Generous Tenant Improvement Allowance with flexible terms
- Abundant surface parking

Newly developed orthopedic clinic on UCHealth Grandview Hospital campus.

POPULATION (5-MILE RADIUS)

221,650

AVERAGE HOUSEHOLD INCOME (5-MILE RADIUS)

\$90,892

PERCENT OF POPULATION INSURED (5-MILE RADIUS)

92.9%



SURROUNDING POINTS OF INTEREST

- Walgreens
- Trader Joes
- Costco Wholesale
- University Village Shopping Center
- West Wind Marketplace
- Marriott - Colorado Springs
- Garden of the Gods Resort & Golf Club
- Crunch Fitness
- Starbucks
- Dutch Bros Coffee
- Panera Bread

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