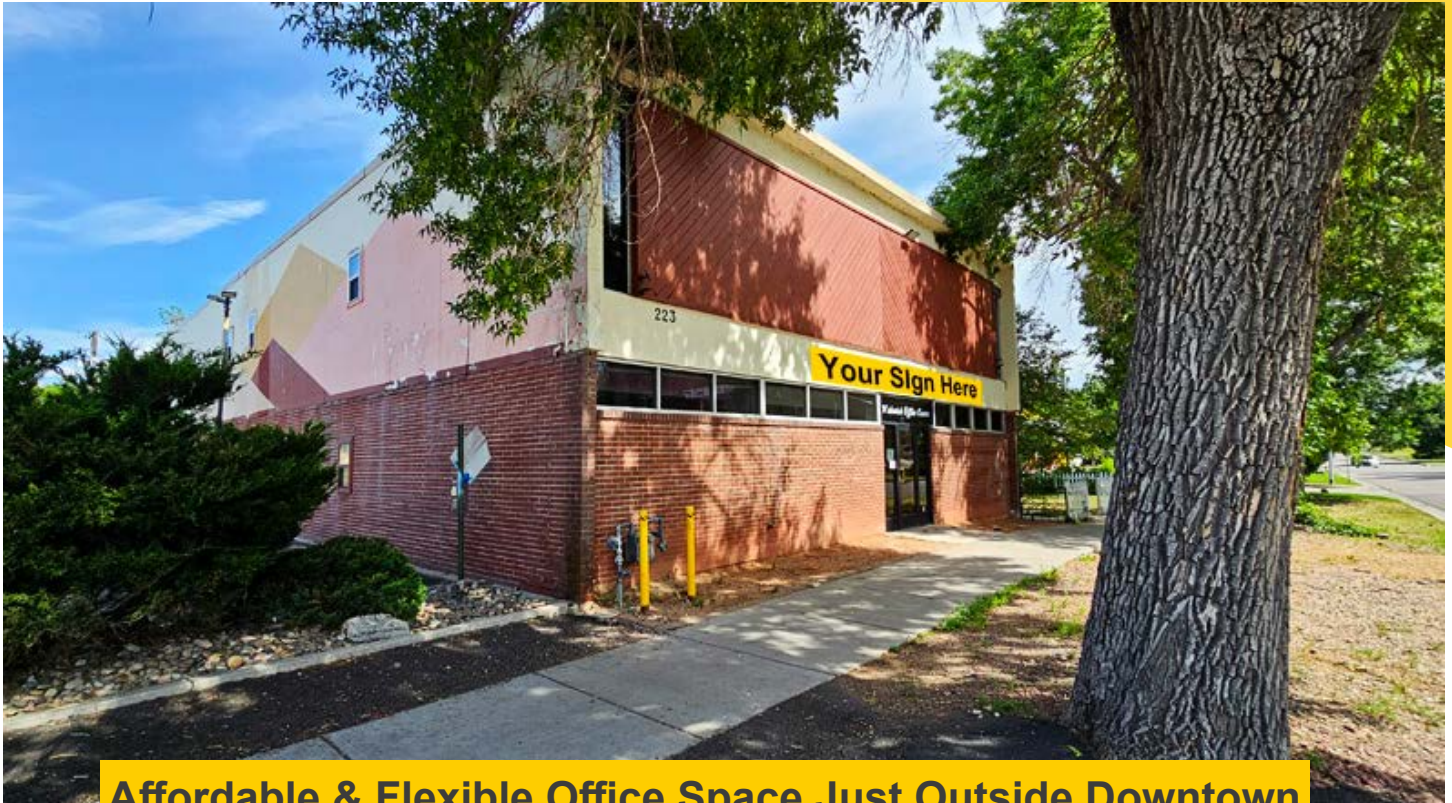


Office Building For Lease or Sale

223 North Wahsatch Ave, Colorado Springs, CO 80903



Affordable & Flexible Office Space Just Outside Downtown

PROPERTY OVERVIEW

Affordable and flexible office space now available just outside the core of Downtown Colorado Springs. A tenant or owner can occupy space from 280 SF all the way up to 3,850 RSF immediately. On-site parking offers convenience and is walkable to all downtown amenities. Building signage is also available.

PROPERTY DETAILS

Building Size: +/- 8,900 SF
Parking: 13 spaces
Zoning: C-6
Land Area: 9,000 SF
Year Built: 1967
Rental Rate: \$16.00 PSF Modified Gross
Sales Price: Call listing brokers for information

Taylor Stamp
Managing Broker
719.235.8099
tstamp@quantumcommercial.com

SPACE AVAILABLE:

From 280 SF up to 3,850 SF

1st Floor

Suite 102: +/- 540 RSF

2nd Floor

Suite 201: +/- 490 RSF*

Suite 202: +/- 700 RSF

Suite 203: +/- 690 RSF*

Suite 204: +/- 870 RSF*

Suite 205: +/- 560 RSF

(*2nd floor suites can be combined for a total of +/- 2,050 RSF)

Justin Burns
Broker Associate
720.878.6833
jburns@quantumcommercial.com

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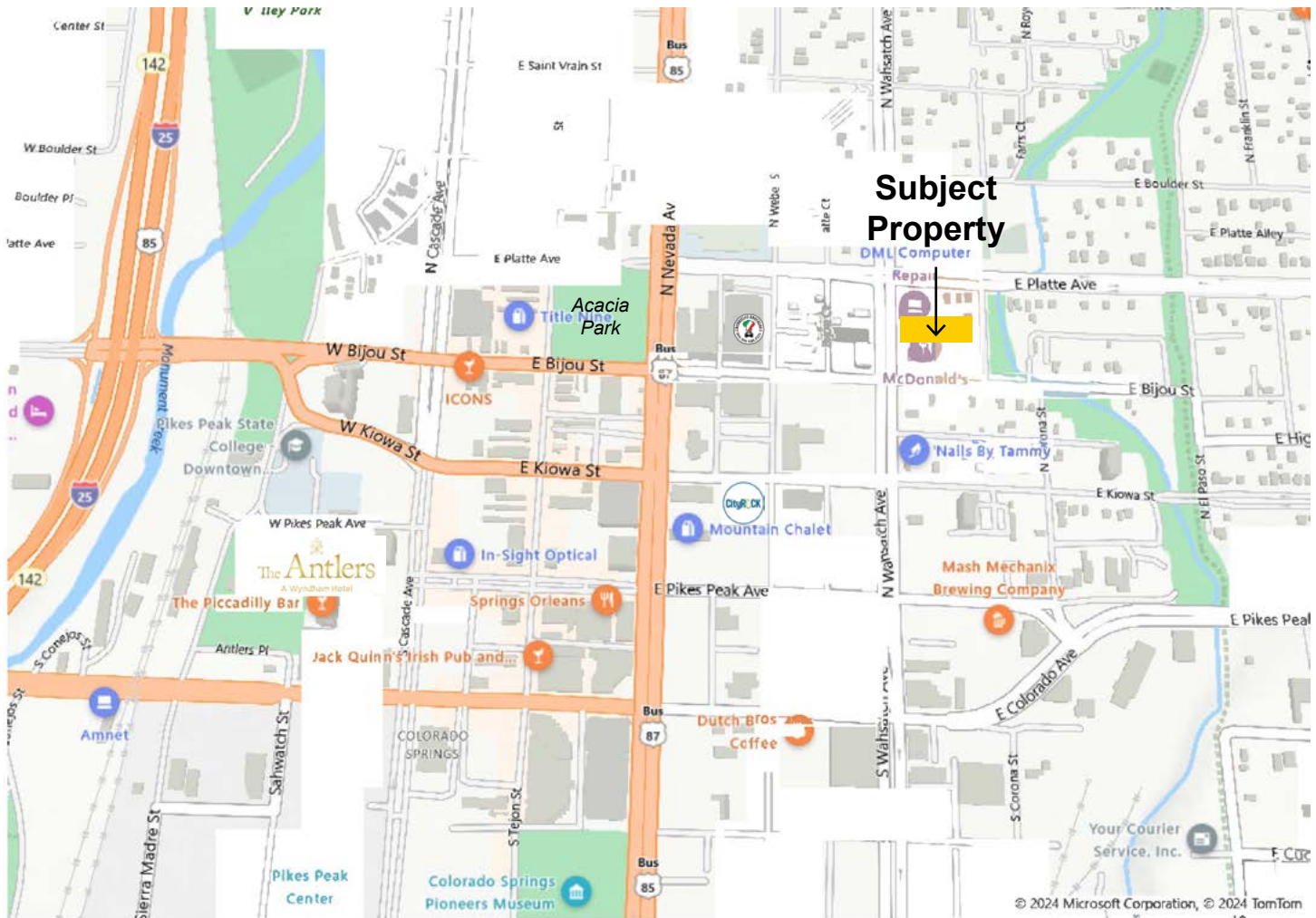
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719.590.1717 main | 719.634.0404 fax | quantumcommercial.com



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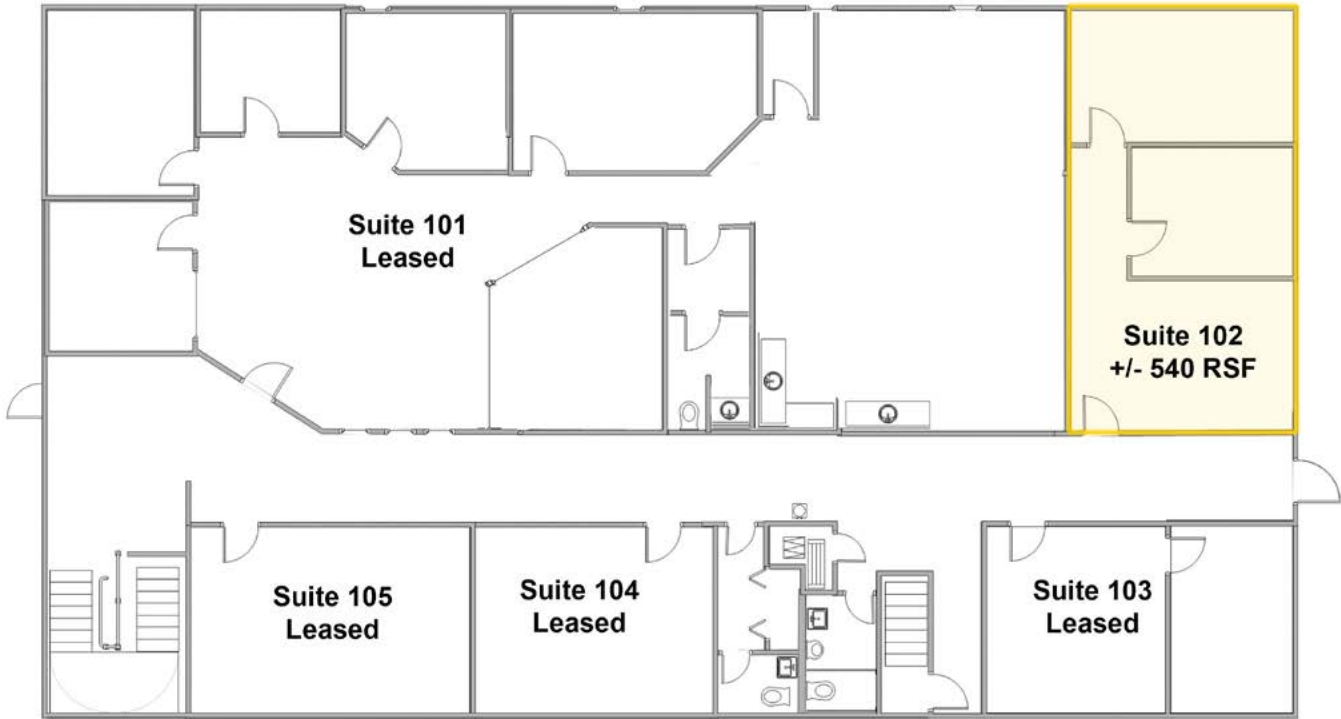
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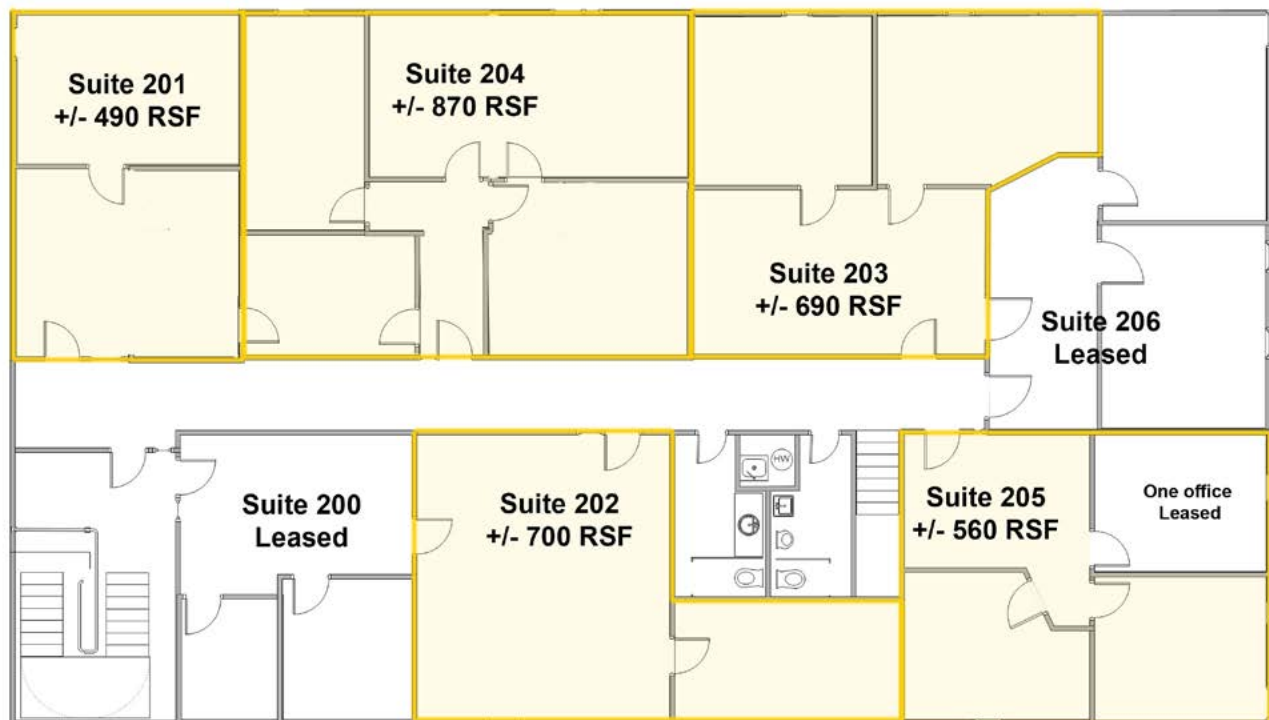
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FIRST FLOOR



SECOND FLOOR



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