

3212 W. Co Rd 54g, LAPORTE, CO 80535

FOR SALE & LEASE

\$324,000 \$13.00psf NNN \$5.89

1,500 sf bldg 12,225 sf lot



ZONED: CN - County

LOT DIMENSIONS: 144X 85'

AMPLE PARKING & STORAGE

FRONTAGE & SIGNAGE ON 54G

Chris Penner | Commercial Broker

COMMERCIAL RE & TRUST, LLC.

www.creandtt.com chris@creandtt.com

Cell: 970.215.9890

C. R. E. & Tt.

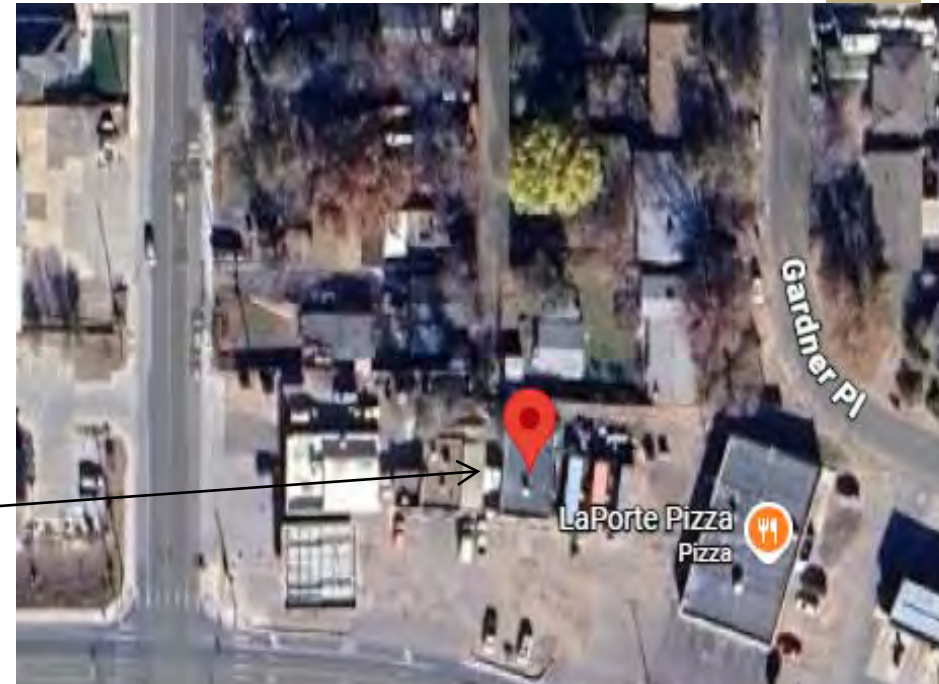
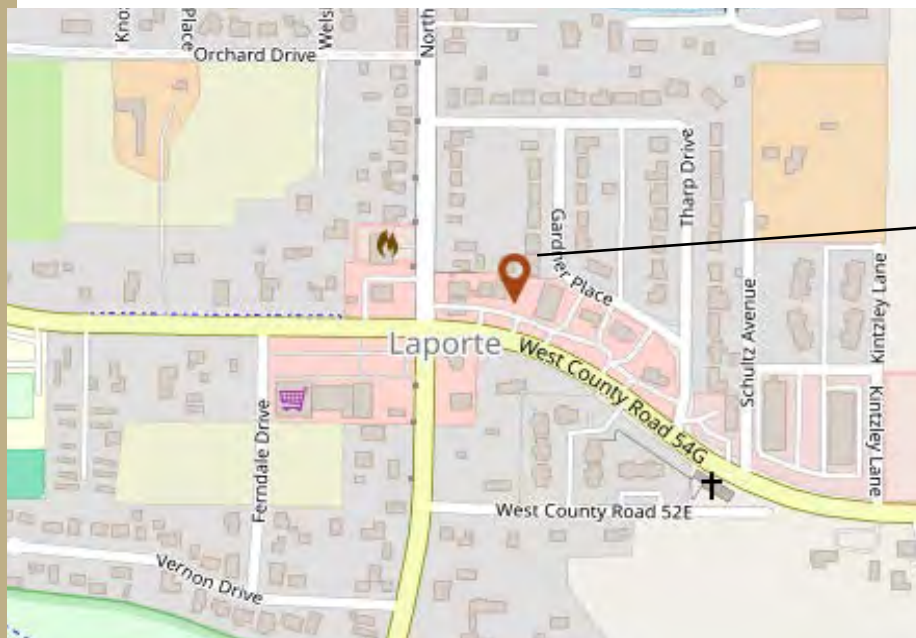


EST FORT COLLINS 1995  
LAS VEGAS | JACKSON HOLE  
www.creandtt.com

- LOT DIMENSIONS: 144' feet X 88' feet
- TOTAL LOT SF: 12,225, FLAT & LEVEL
- 54G FRONTAGE: 85' feet
- FOR SALE OR LEASE
  - ◆ GAS - BLACK HILLS
  - ◆ ELECTRIC - XCEL
  - ◆ CITY SERVICES
- PARCEL(S) # 9829419054
- 13 PARKING SPACES
- CLOSE TO OVERLAND TRAIL & 54G
- LOCATED IN A RE-DEVELOPING AREA
- NEXT TO LAPORTE PIZZA
- ZONING: CN

\$324,000

SELLER FINANCING - WAC



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