

# Retail Space for Lease

2320 W COLORADO AVENUE, COLORADO SPRINGS, CO 80904



## Overview

Now offering prime Old Colorado City retail space located in the heart of West Side Colorado Springs. The building offers a variety of one amenities and is in walking distance of restaurants and shops. The property has one 2,000 SF suite available. This is great for any business needing flexibility for their square footage needs or are looking to be in a high traffic part of town.

Please contact Brian Canady or Holly Trinidad for more information or to set up a private tour.

Suite:	Space Available:	Lease Rate:
2314	2,000 SF	\$20.00 SF/YR

## Highlights

- High Traffic Area
- Newly Renovated
- Tenant Improvement Allowance
- Old Colorado City Location

## Property Details

**Lease Rate**  
\$20.00 SF/YR  
(+ \$4.00 NNN)

**Space Available**  
2,000 SF

**Zoning**  
C5

Rev: February 10, 2026

### Our Network Is Your Edge



All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.

### Brian Canady

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### Holly Trinidad

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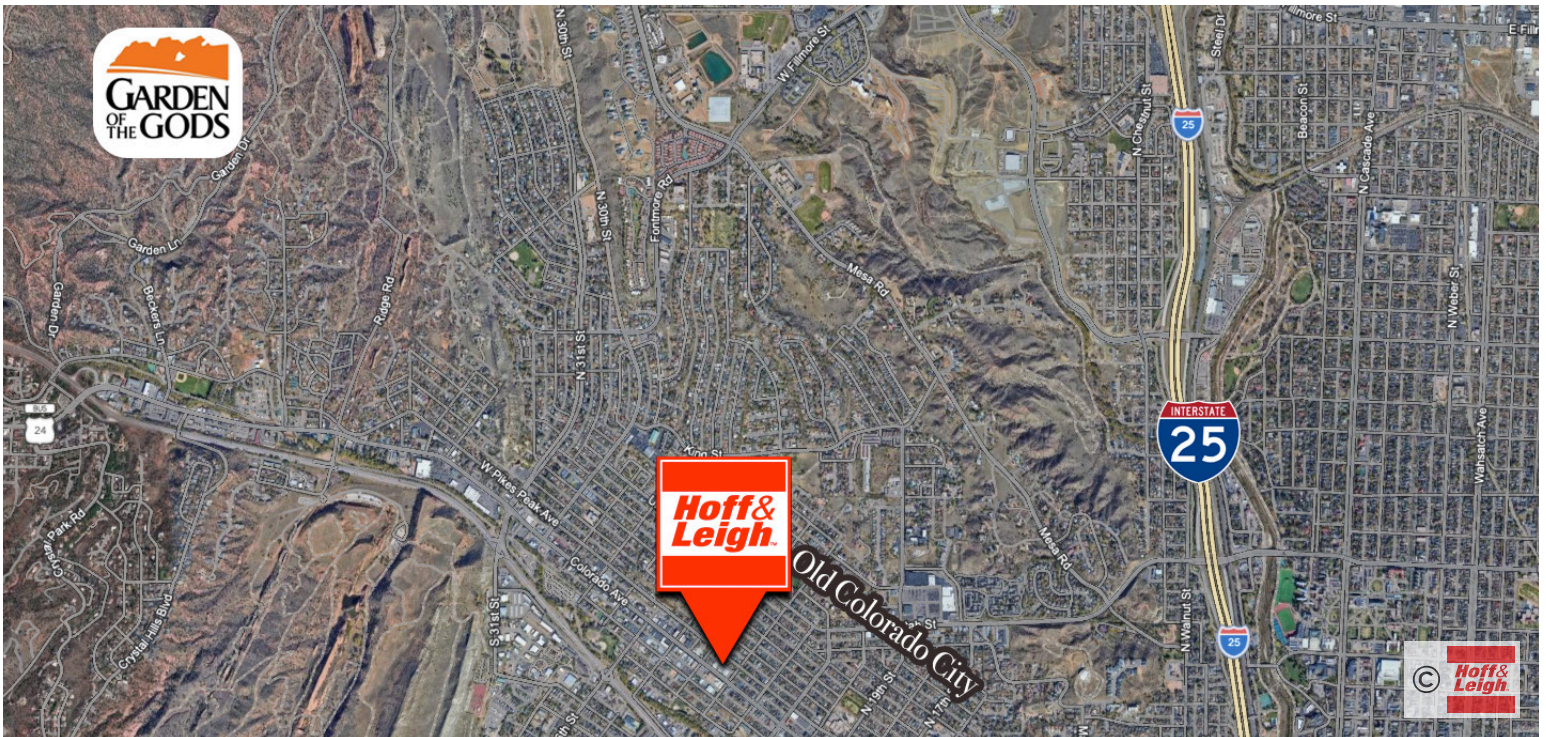
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