



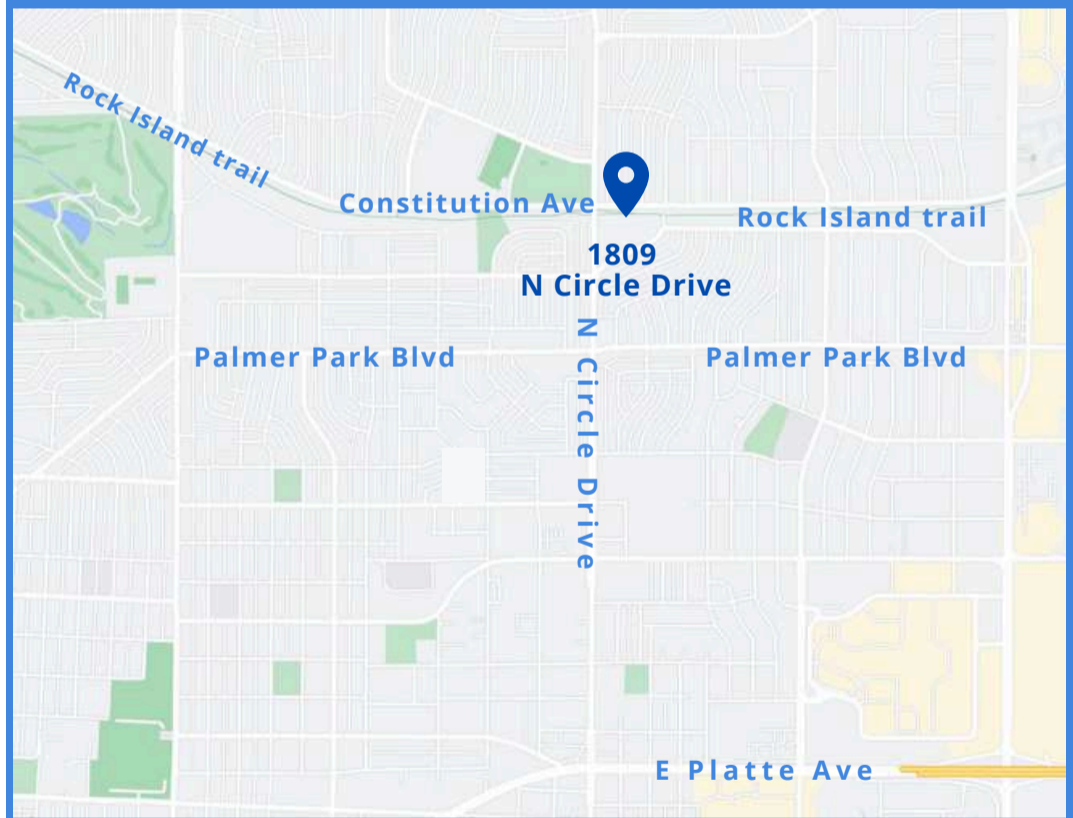
**OFFICE/RETAIL
FOR LEASE/SALE**

**1809 - 1815 N Circle Dr
Colorado Springs, CO 80909**

PROPERTY SPECIFICATIONS

 LOCATION:	1809 - 1815 N Circle Dr Colorado Springs, CO 80909
 BUILDING SIZE	±6,270 SF
AVAILABLE SPACE:	1809: ±1,420 SF
 SALE PRICE:	\$2,100,000
LEASE RATE	\$15.00 / SF + NNN
NNN:	\$5.00 / SF
 ZONING:	PBC

MAP



Additional Features:

- **“Drive-Thru”** in place
- High Traffic Count
- High Visibility
- Located within **Opportunity Zone**

JASON CASTRO

President

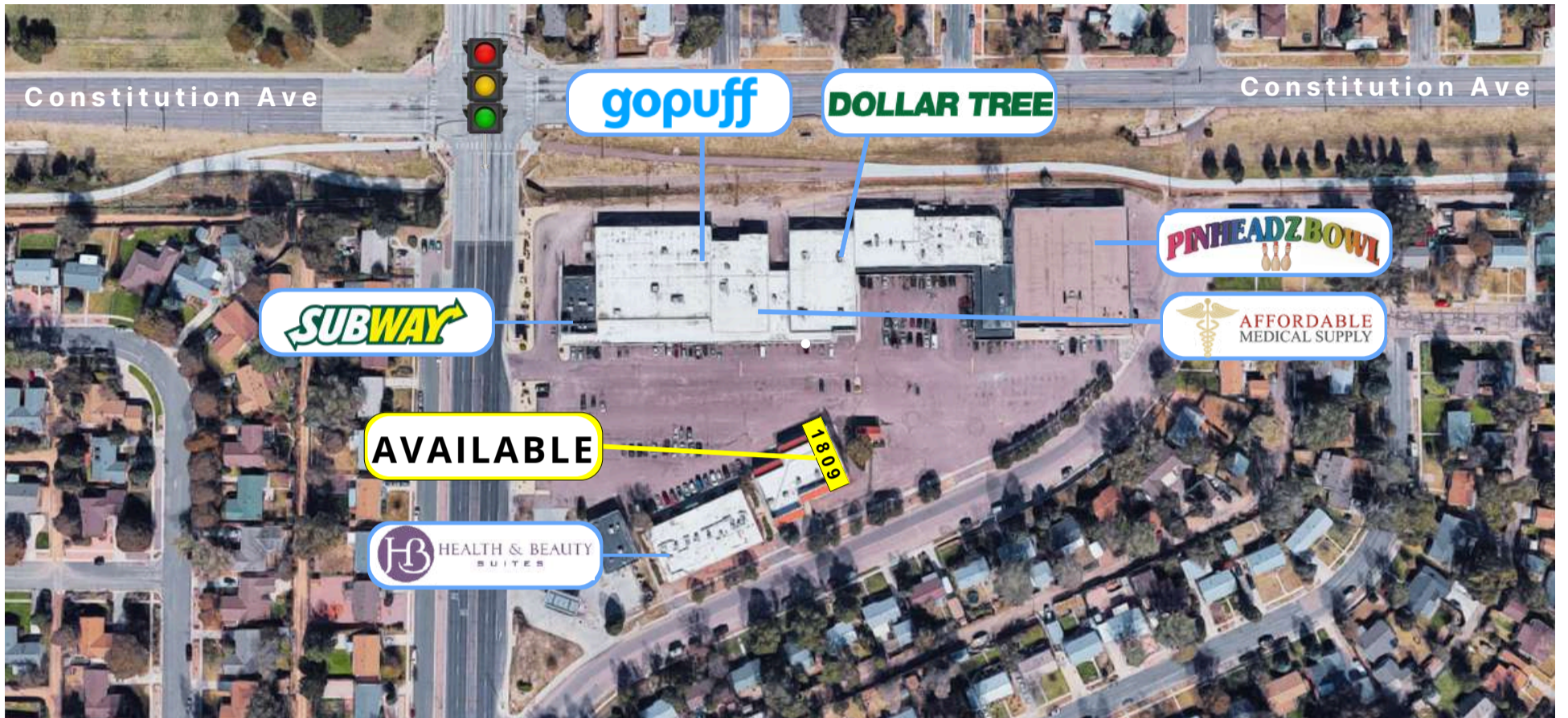


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719.227.9987

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AERIAL



The particulars, details and visuals shown herein are intended to give a general idea of the property. As such, they are not to be relied upon as statements of fact



2727 N. Cascade Avenue,
Suite 127, Colorado Springs, CO 80907

719.227.9987

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FLOOR PLAN

1809



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