

# INDUSTRIAL LAND FOR SALE

# 6001 E Platte Avenue

Colorado Springs, CO 80915

**6001 E PLATTE AVENUE** offers 6.89 Acres of highly visible industrial land for sale. The subject property is known as the 6.89 acre +/- industrial land at the South East corner of Platte Ave. and Powers Blvd.

Strategically positioned in a prominent industrial zone with excellent road connectivity, providing ease of access for logistics and transportation, this property is also within an [Enterprise Zone](#), [Opportunity Zone](#) and [Commercial Aeronautical Zone \(CAZ\)](#). (Click on links to learn more about each Zone).

- Flexible industrial parcel options are available ranging from 1.17/AC to 6.89/AC, allowing for tailored site development.
- Potential uses include manufacturing, warehousing, office, contractor's lot, and numerous other uses.
- Build to suit available for strong credit buyer.

<b>LAND SIZE:</b>	6.89 Acres (300,640 SF)
<b>AVAILABLE LOTS:</b>	1.17 to 6.89 Acres
<b>SALE PRICE:</b>	\$13.00 / SF
<b>TAX SCHEDULE NO:</b>	5418000075
<b>ZONING:</b>	CS CAD-O
<b>PLATTED:</b>	In Progress



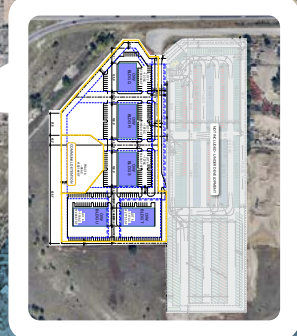
**LOCKHEED MARTIN**  
Booz | Allen | Hamilton  
**LINCOLN LABORATORY**  
MASSACHUSETTS INSTITUTE OF TECHNOLOGY

**PLATTE AVE**  
45,000 VPD

**POWERS BLVD**  
62,000 VPD

**FedEx**

**AIRPORT RD**

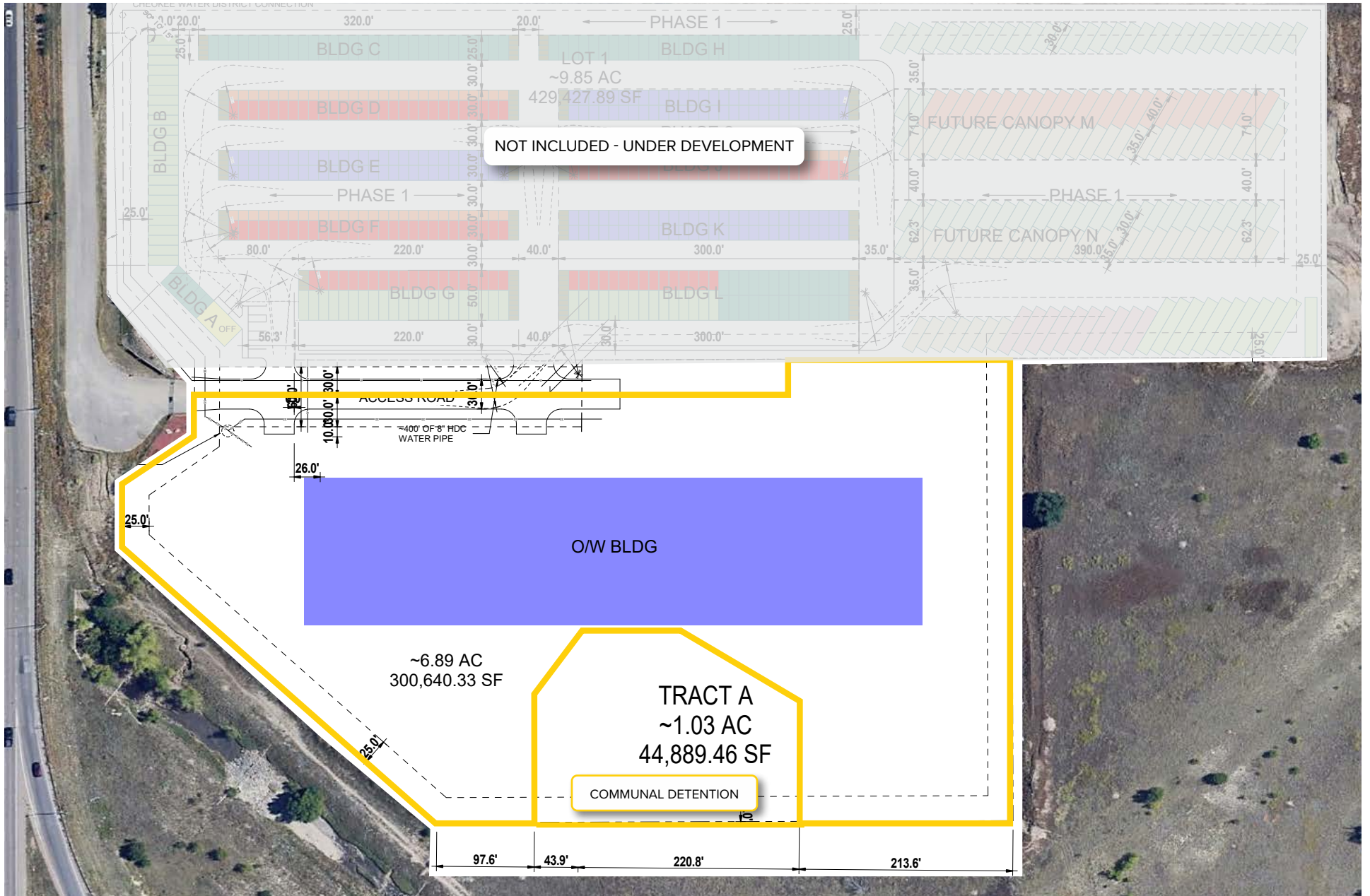


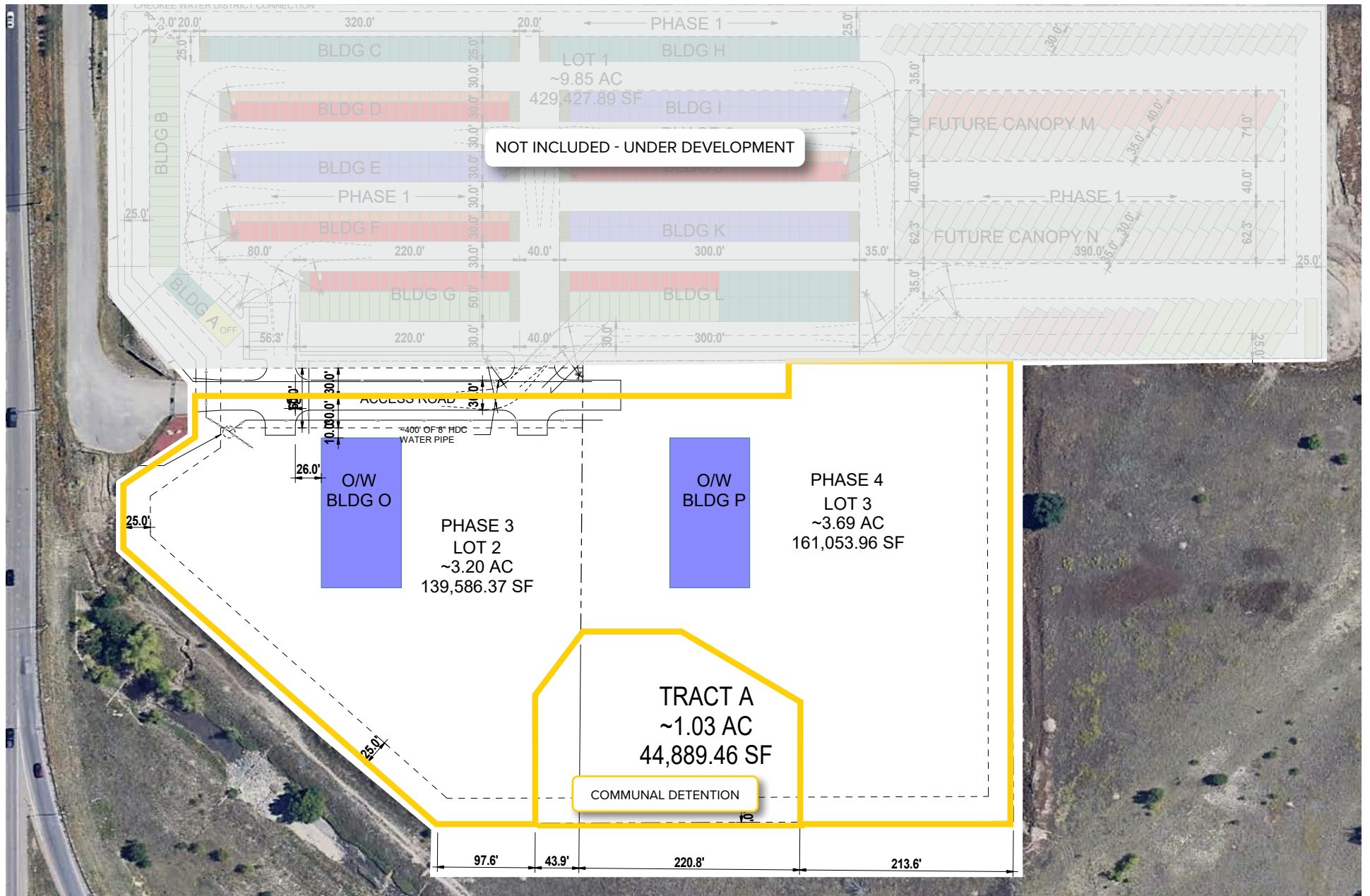
**PETERSON SPACE FORCE BASE,**  
US SPACE COMMAND  
HEADQUARTERS &  
US NORTHERN COMMAND  
HEADQUARTERS

**NEARBY DEFENSE CONTRACTORS**  
**NORTHROP GRUMMAN** **INENSCO**  
**L3HARRIS** **BOEING**  
**SAIC** **dpiX** **SPIRE MANUFACTURING**  
**Collins Aerospace** **TMC Design**

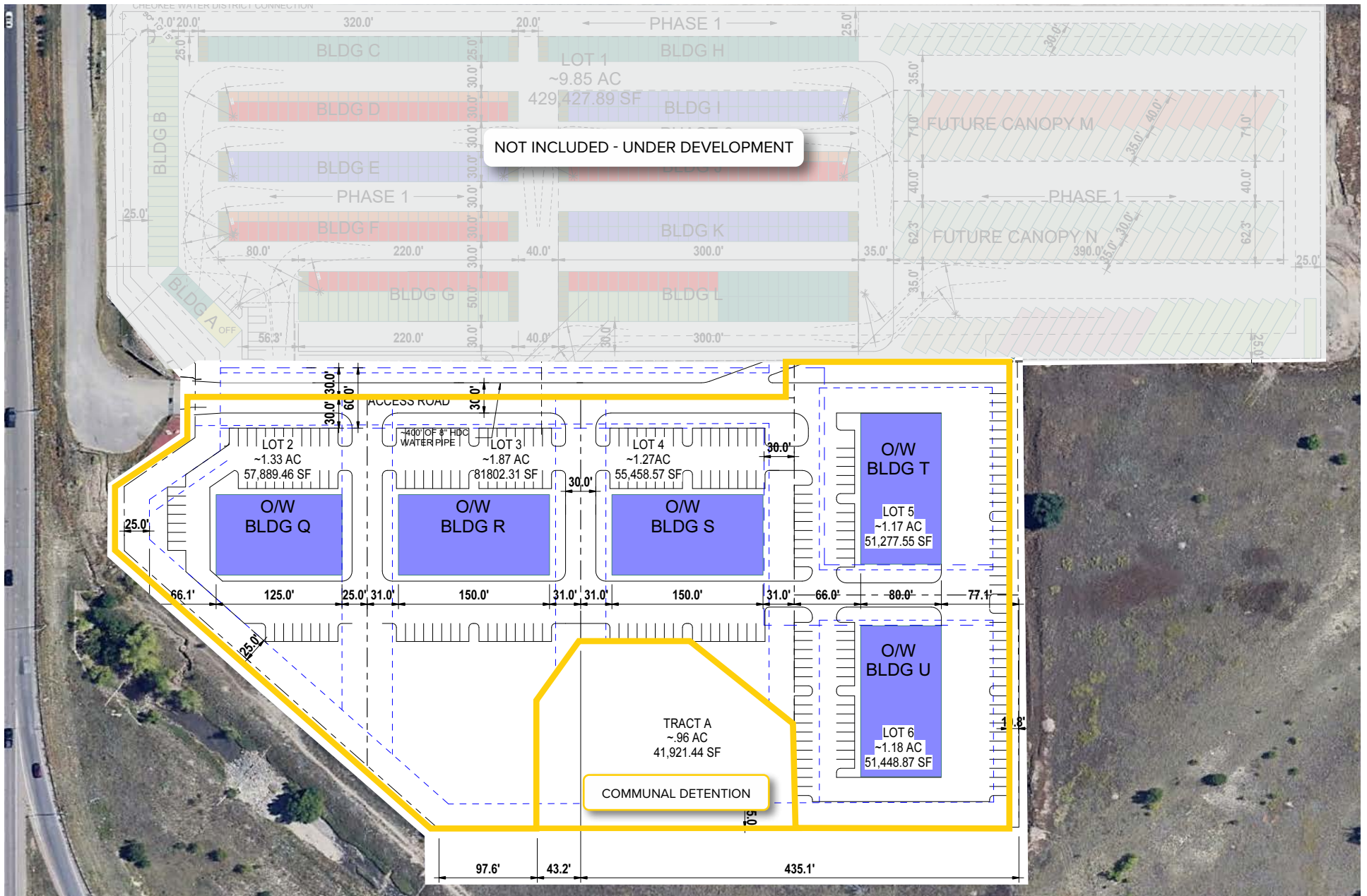
**COLORADO SPRINGS**  
AIRPORT



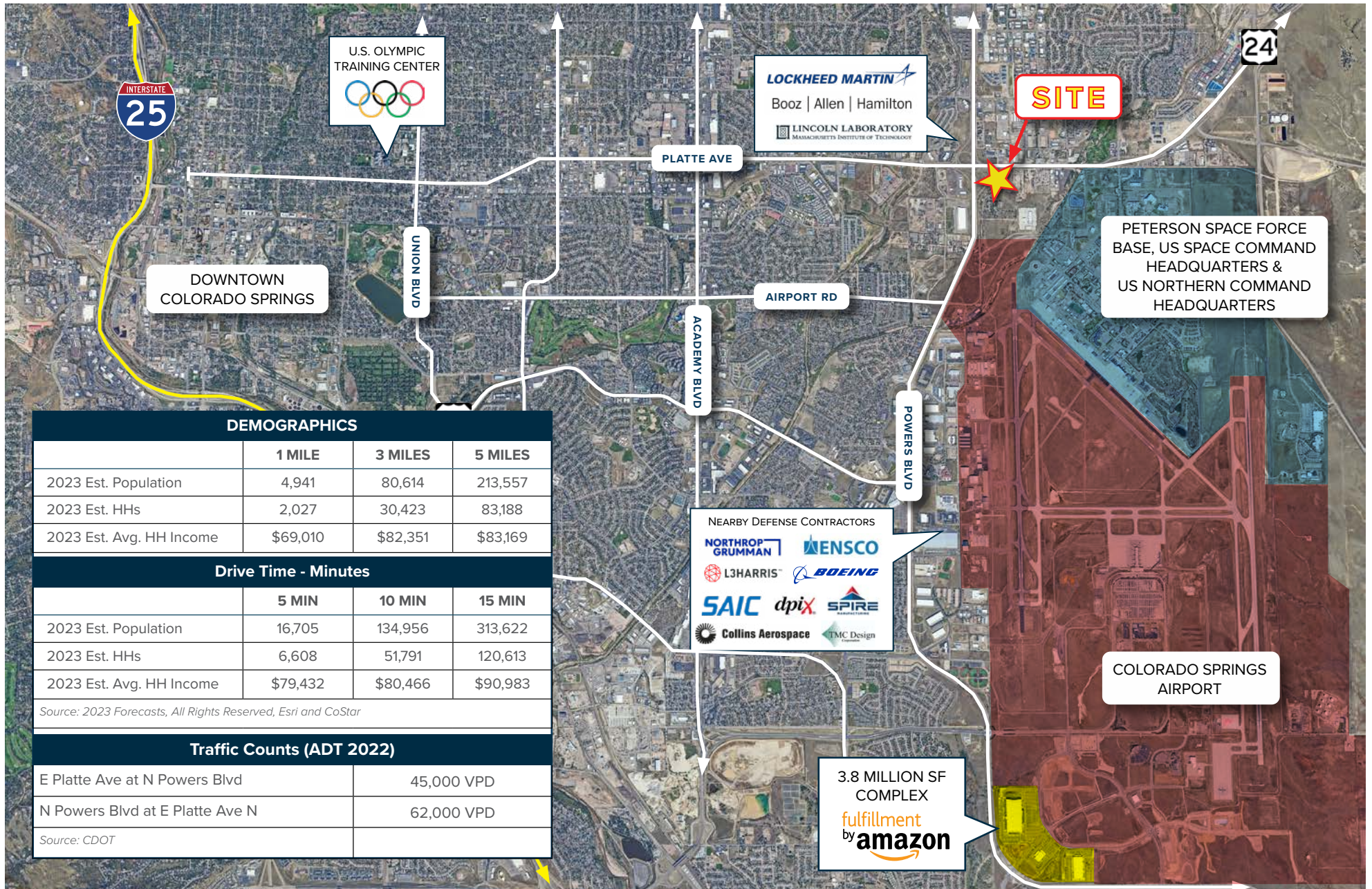












# 6001 E Platte Avenue

## INDUSTRIAL LAND FOR SALE

6001 E Platte Avenue,  
Colorado Springs, CO 80915

---

### **PAUL RUBLEY**

paulrublely@oliverreg.com

719-491-5349

### **MIKE SCRUGGS**

mscruggs@oliverreg.com

719-510-5795

---

Olive Real Estate Group, Inc. Copyright 2024. Reproductions are legally prohibited without written consent.

Information contained herein, while not guaranteed, is from sources we believe to be reliable. Prices, terms and information subject to change.

