



SALE PRICE: \$2,195,000.00

**Property Description**

This is a fantastic opportunity to own a 5.25 Acre lot situated in the much sought-after North Powers & Barnes area. The lot's size offers ample space for new construction, and the location makes it easily accessible from Powers, I-25, and other desirable spots in Colorado Springs. This area is surrounded with shopping, restaurants, theatres, Rocky Mountain Vibes baseball field, and much more. This lot is the perfect spot to start a development project or build for just yourself. The neighboring 5 Acre lot is also for sale.

**Property Information**

Sale Type	Investment
Secondary Type	Commercial
Lot Size	5.25AC
Zoning	A1
Location	Barnes & Powers



For more information:  
 COLE UNDERWOOD  
 (719)200-4610  
 cole@coleunderwood.com



For more information:  
 JACOB BURGER  
 (719)660-2475  
 JacobBurger@remax.net





### Drive Times

N Powers Boulevard  
1 Minute

Downtown Colorado Springs  
22 Minutes

I25  
15 Minutes

Colorado Springs Airport  
17 Minutes

Denver Metro  
52 Minutes



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