

**RETAIL
FOR LEASE**

**496 & 498 N. Murray Blvd
Colorado Springs, CO 80916**

PROPERTY SPECIFICATIONS

 **LOCATION:** 496 & 498 N. Murray Blvd
Colorado Springs, CO 80916

 **SPACE AVAILABLE** +/- 1,680 SF - 3,671 SF

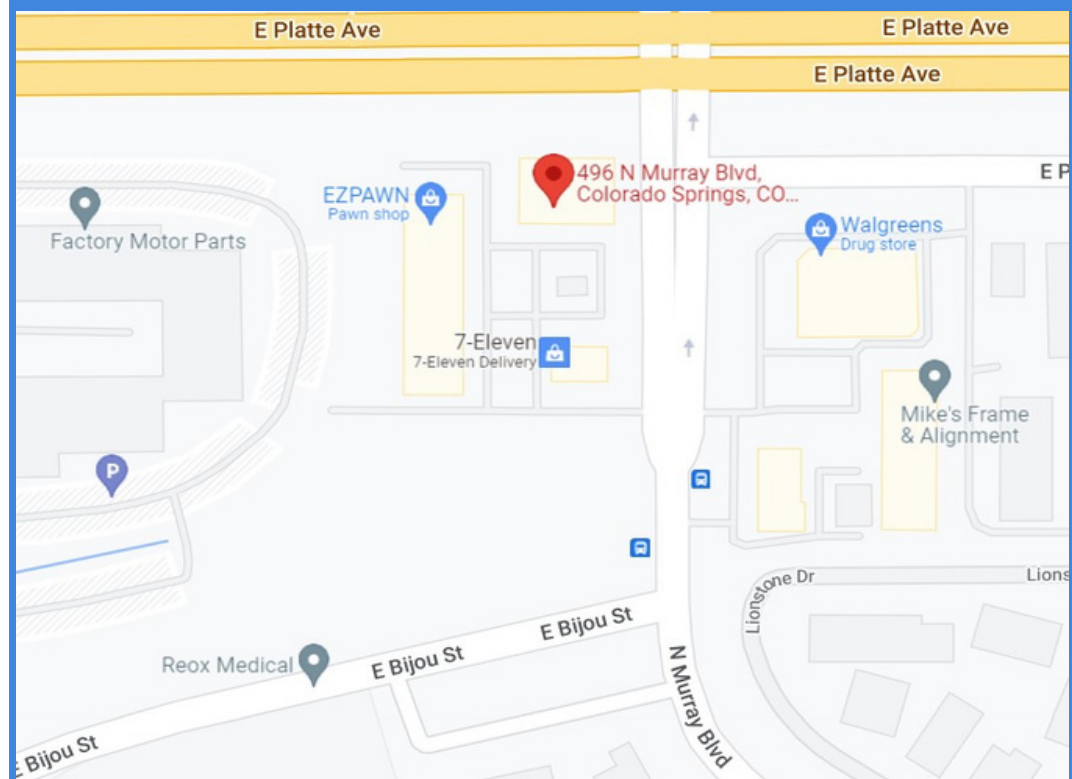
 **LEASE RATE** \$12.50 PSF NNN: \$4.95 SF

 **ZONING** PBC

ADDITIONAL INFORMATION:

- high visibility from Platte & Murray intersection
- **55,000+ daily traffic count (Platte & Murray)**
- 31,000+ residents in 3 mile radius
- 2 miles from Peterson Airforce Base
- Close proximity to COS Airport

MAP



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496 & 498 N. Murray Blvd
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