

CREATIVE SPACES FOR LEASE

11 S 25th St., STEs 210 & 220

COLORADO SPRINGS, CO



PROPERTY SUMMARY

Suite 210 720 SF \$18.00/ SF or \$1,080/MO GROSS

Suite 220 1,593 SF \$19.50/SF or \$2,589/MO GROSS

2,313 SF \$19.03/SF or \$3,669/MO GROSS

BUILDING SIZE: 17,328 SF

YEAR BUILT/RENOVATED: 2003 / 2019

ZONING: MX-L CU

PARKING: Lot Behind Building

- Potential creative, co-working, or office space
- Located in the heart of Old Colorado City
- Easy access from Colorado Ave & HWY 24
- Natural Light, Exposed Brick, Wood Floors

PROPERTY SUMMARY

DRIVE TIME - MINUTES:

	5 MIN	10 MIN	15 MIN
2023 Est. Population	19,189	89,329	247,812
2023 Est. HHs	8,694	39,789	99,552
2023 Est. Avg. HH Income	\$90,892	\$93,620	\$90,391

RADIUS - MILES:

	1 MILE	3 MILES	5 MILES
2023 Est. Population	10,282	60,100	141,593
2023 Est. HHs	4,883	26,626	61,536
2023 Est. Avg. HH Income	\$84,263	\$98,952	\$94,030

Source: Esri, Esri-Data Axle, U.S. Census



**Craddock
Commercial**
Real Estate LLC

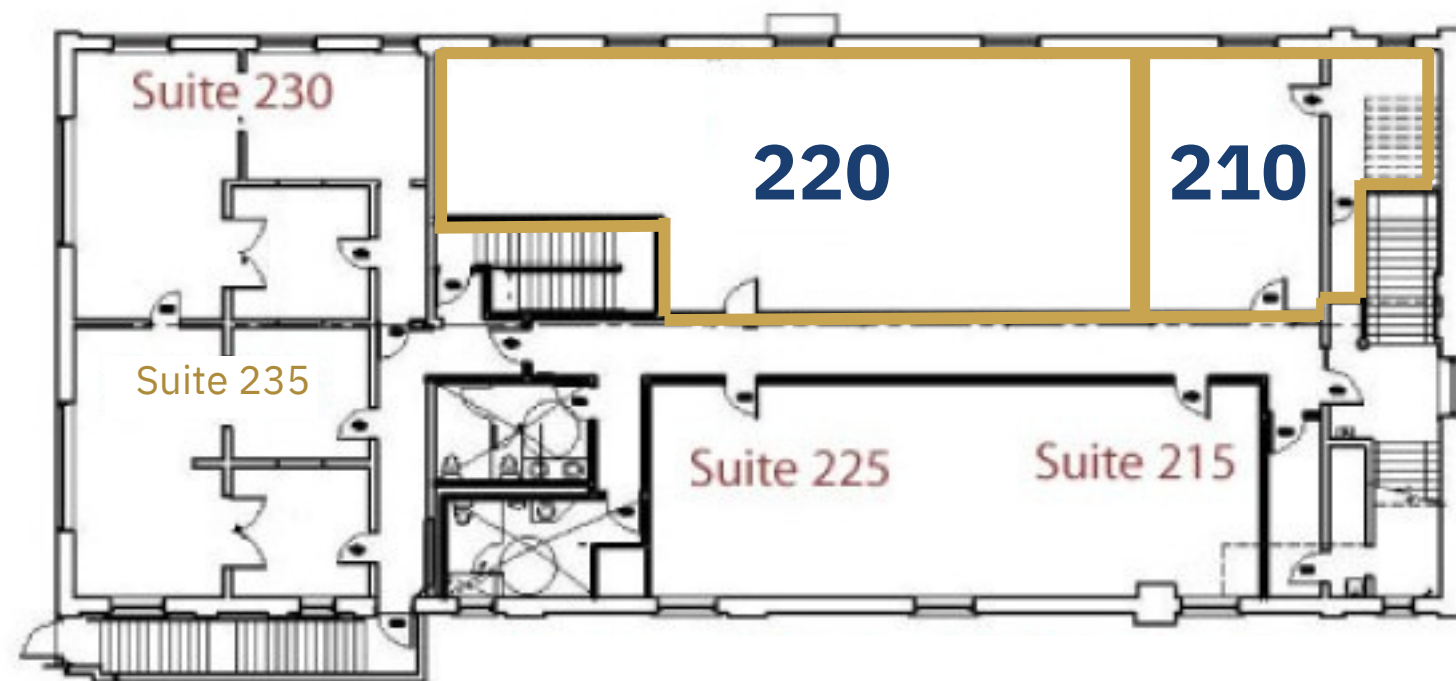
Mike or Matt Craddock

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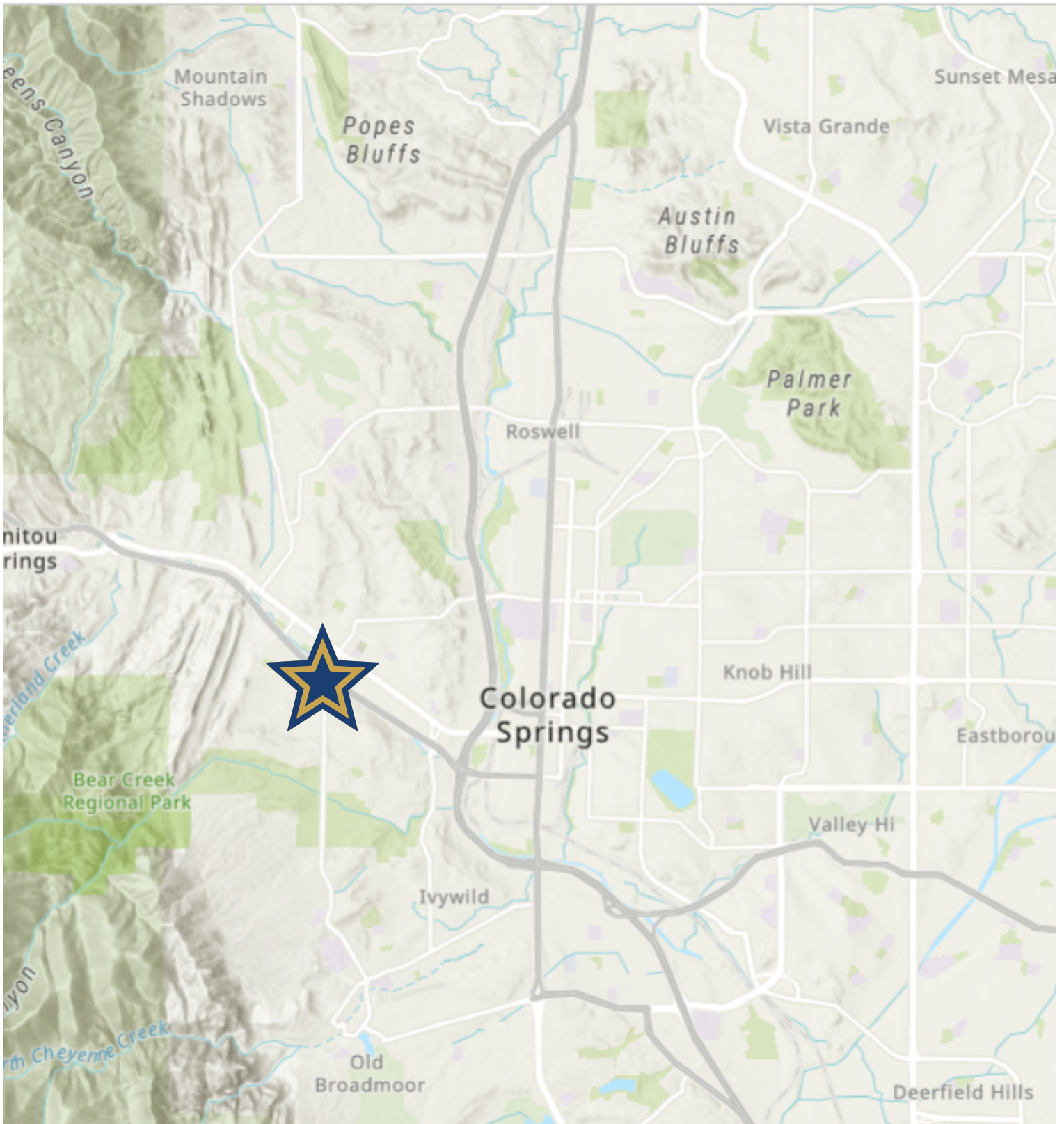
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FLOOR PLAN | 11 S. 25th St



SURROUNDING AREA



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