

# 8TH STREET SHOPS

COLORADO SPRINGS, CO



BASE RATES FROM

**\$12/FT**

2025 NNN ESTIMATE

**\$5.03/FT**

CONTIGUOUS VACANCIES

**1,200 SF**

to

**2,720 SF**


## PROXIMITY

- » Easy Access to I-25 via Cimmaron/Hwy 24
- » 15 minutes from COS Airport & Peterson AFB
- » 5 minutes from Downtown
- » High visibility on South 8th Street near national retail

## AFFORDABILITY

- » Aggressive Lease rates among the best-priced in the city
- » TI Packages available
- » Low NNN Rates
- » Finished spaces allow faster delivery and lower construction cost



 WESTWARD PROPERTIES // 719.301.9378 // WESTWARDPROP.COM

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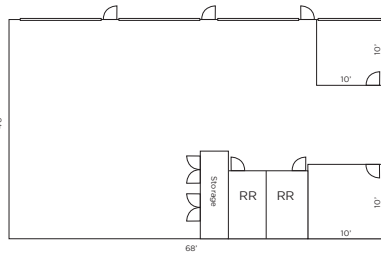
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# 8TH STREET SHOPS

COLORADO SPRINGS, CO

Unit 410 - 2,720 RSF



Costilla St

S 8th Street

Available  
1,200 - 2,720

Barber

Integrity  
Cowboy  
Church

Massage  
Spa

Silver Stem  
Dispensary

Rocha's  
Mexican  
Food

Corter  
Coffee

Cricket  
Wireless

Monument Sign

» 410 • End Cap • 2,720 SF



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