

# HOTEL FOR SALE

## Canon City, Colorado

- Hilton Branded Hampton Inn
- 64 Rooms
- #1 in its CompSet
- Room Rate Includes Breakfast
- Near Royal Gorge Bridge and Park
- Heated Indoor Pool and Spa
- Adjacent Land For Expansion



**102 McCormick Parkway, Canon City, CO**

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**\$10,500,000**

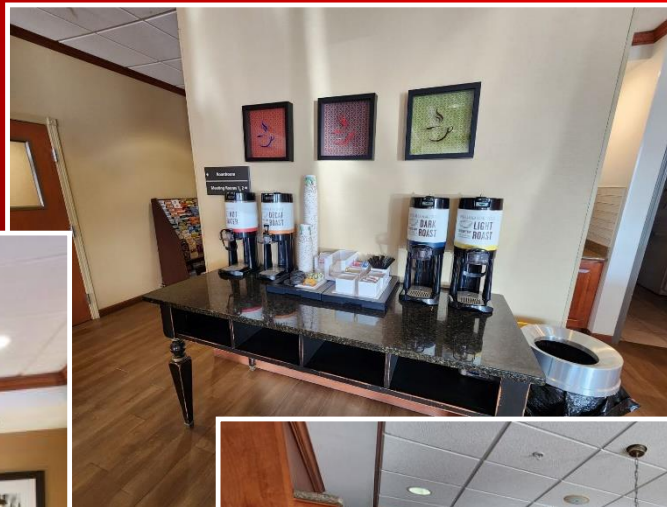




**A subsidiary of the Hilton brand, this hotel is positioned #1 in its Compset. Located in a growing area and near tourist attractions. This Hampton Inn Canon City has 64 rooms and spacious parking near one of Colorado's busiest outdoor attractions, the Royal Gorge. The hotel has wonderful amenities including free breakfast, fitness center, pool and spa, wifi, banquet/meeting room, and a board room. There is additional land adjacent to expand to more than double the existing rooms.**







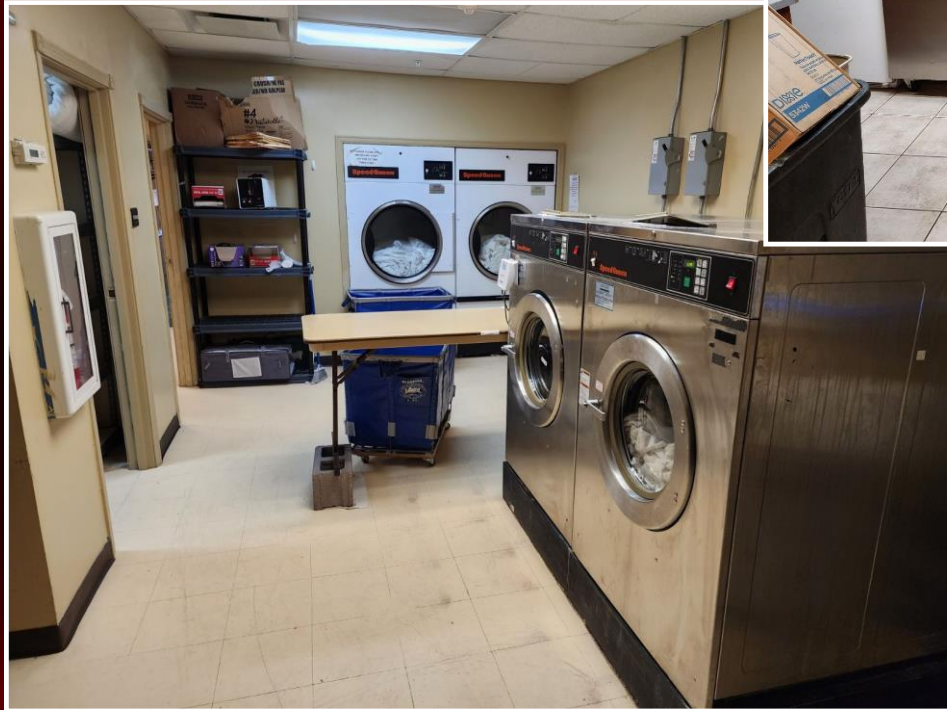




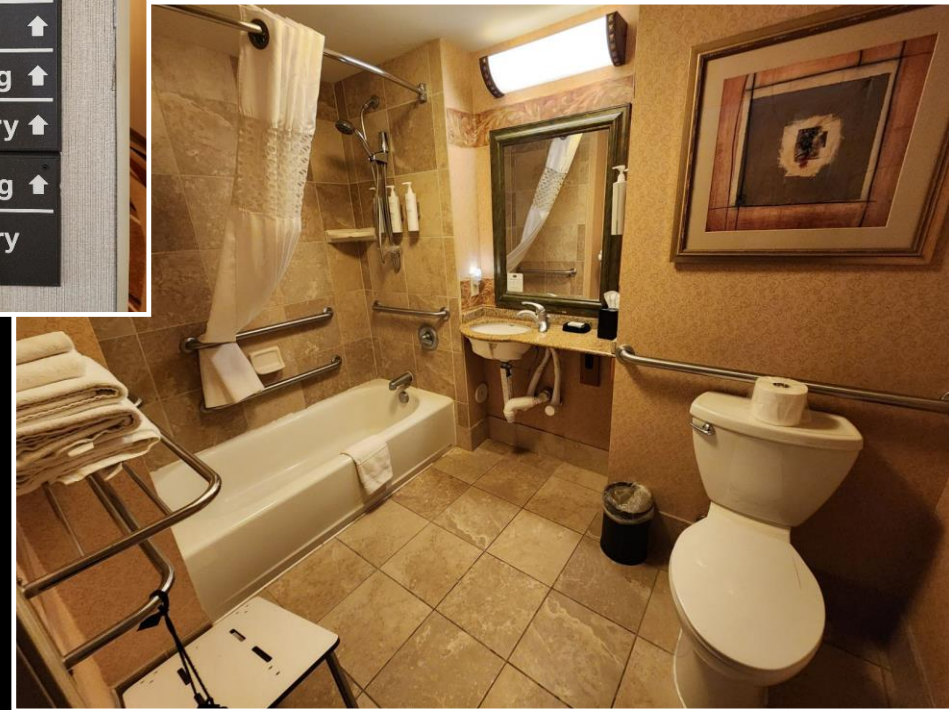








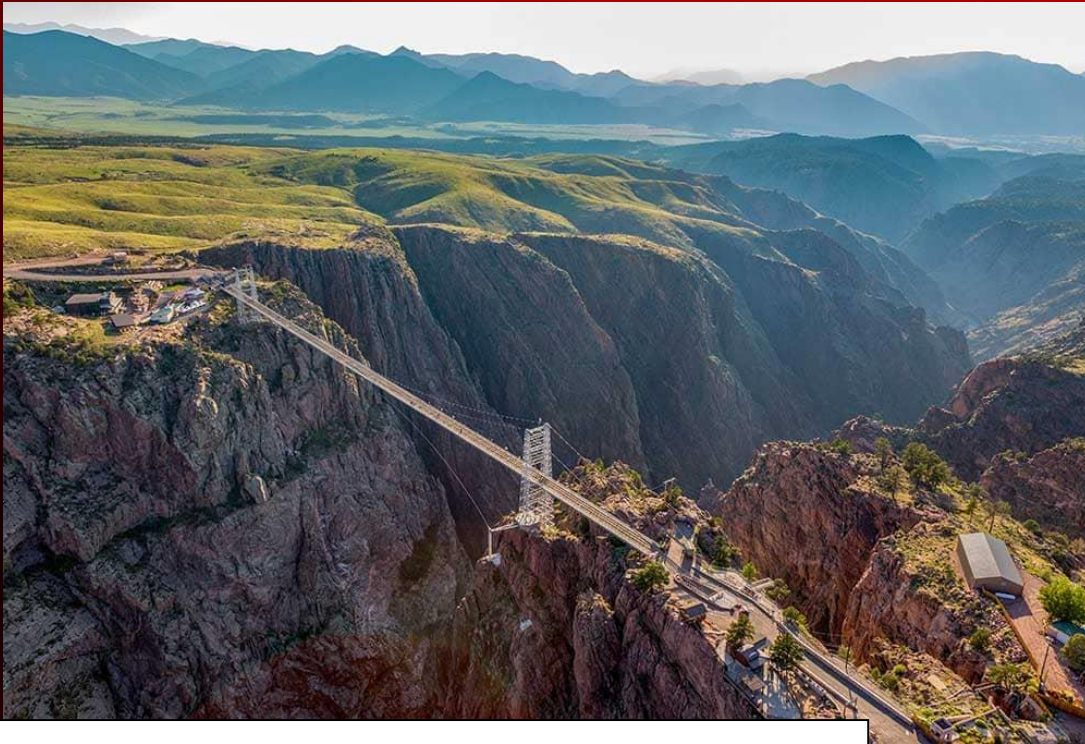




# Summary

Hampton by Hilton, also known as Hampton Inn or Hampton Inn & Suites, is an American chain of hotels trademarked by Hilton Worldwide. The Hampton hotel brand is a chain of moderately priced, budget to midscale limited service hotels with limited food and beverage facilities. Most Hampton hotels are independently owned and operated by franchisees, though a few are managed by Hilton. Hampton by Hilton is one of the largest hotel franchises in the U.S. As of March 2024, the Hampton franchise includes 3,000 hotels in 40 countries and territories.





## Royal Gorge Bridge and Park

Millions of visitors – America's highest suspension bridge and Colorado's #1 Bucket List Zip Line



Andrew Ostrander

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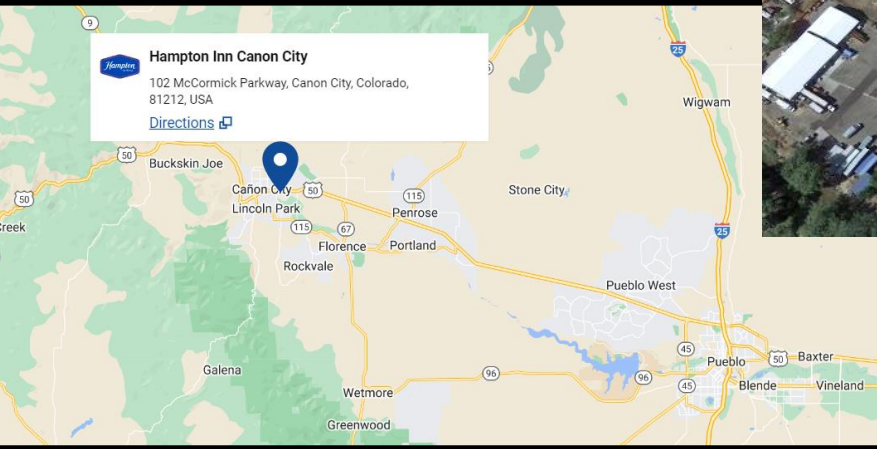
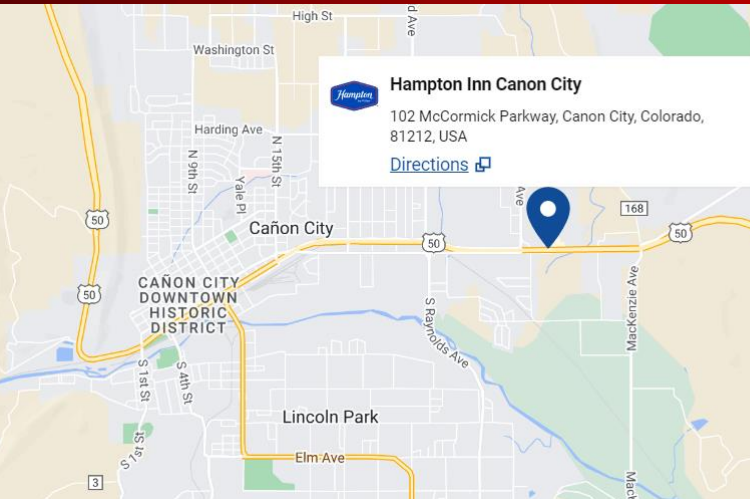
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