

South Gate Business Park

1000 CHAMPION DRIVE | WINDSOR, COLORADO



Small Yard Space for Lease

Excellent regional Location just northwest of US Highway 34 and County Road 17

South Gate Business Park

2 Lots for Lease between Champion Drive and Southgate Drive in Windsor, CO (Weld County)

Property Details

This commercial development provides convenient access to all of Northern Colorado. With quick access to the Highway 34 corridor, it is adjacent to Aims Community College buildings for Automotive & Technology Center, the Public Safety Unit, Woodward Rocky Mountain Technology Center, Peak Kia North, Bobcat of the Rockies, and more.

Lot Information:

Unit E	110.5 x 55'	\$500.00/per month
Unit F	84' x 27'	\$250.00/per month

Zoning: (GC) (General Commercial) Town of Windsor

Windsor is ranked among Top 3 in Weld County

- #3 Best Places to Live
 - #3 Best Places to Raise a Family
 - #3 Best Public Schools
- ~Niche 2023

2022 Demographics 10 Miles

Population 244,365 Households 91,362 HH Income \$122,047
~ Esri 2023



PLEASE CONTACT:

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