

OFFICE BUILDING  
**SOLD**  
AVAILABLE



85



Colorado Parkway



# MAPLEWOOD COMMERCIAL-1 REMAINING LOT

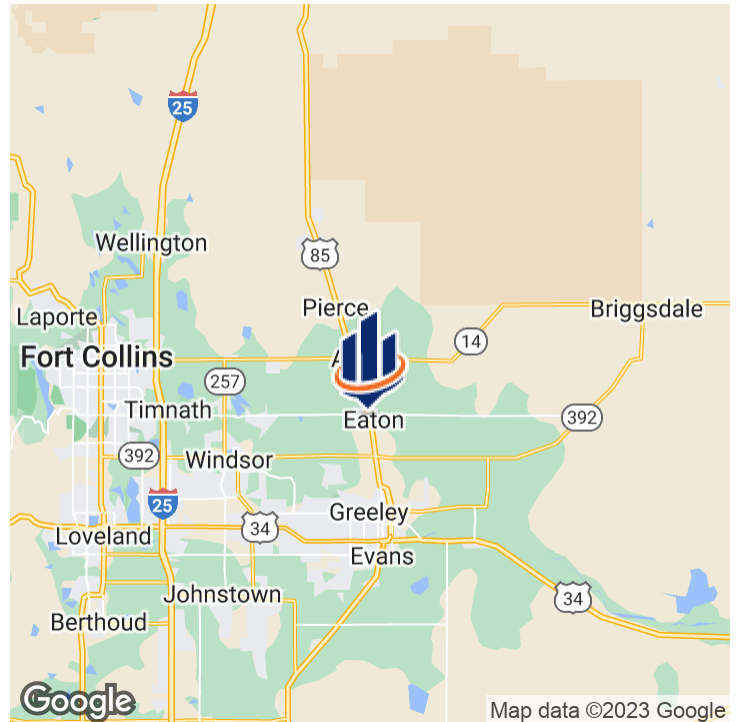
HIGHWAY 85 & COLORADO PARKWAY  
EATON, CO 80615

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# Property Summary



## OFFERING SUMMARY

Sale Price:	\$314,875
Lot Size:	.58 Acres
Market:	Northern Colorado
Submarket:	Eaton
Zoning:	PUD accepting most retail and office uses

## PROPERTY OVERVIEW

One of the last remaining lots Maplewood business park. This location is in close proximity to the towns major amenities including restaurants, hotel, grocery store and bank.

## LOCATION OVERVIEW

This is a high growth Northern Colorado Location that is in close proximity to Greeley and Windsor. Weld County has the highest anticipated population increase of any county in Colorado which is accelerating the need for business and commercial services in the area.

## PROPERTY HIGHLIGHTS

- Flat, level topography
- Utilities in close proximity
- Maximum exposure along Highway 85
- Eaton Population Change since 2000: 56%
- Record Growth Expected in Future Years



# Additional Photos

