

RETAIL PROPERTY

FOR SALE

2025-2027 W COLORADO AVENUE
COLORADO SPRINGS, CO 80904



COLE UNDERWOOD

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PROPERTY INFORMATION

| | |
|----------------|---------------------|
| SALE PRICE: | \$695,000.00 |
| LOT SIZE: | 10,800 SF |
| BUILDING SIZE: | 4,559 SF |
| TYPICAL FLOOR: | 4,559 SF |
| ZONING: | C5 COLORADO SPRINGS |

PROPERTY DESCRIPTION

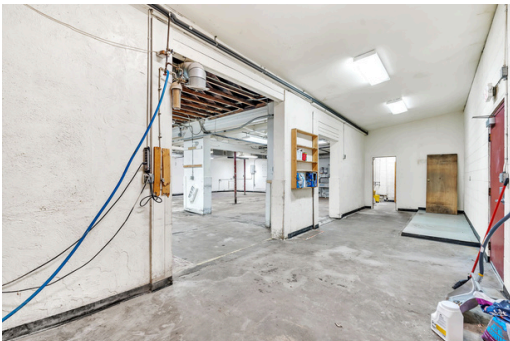
GREAT OFFICE WAREHOUSE BUILDING LOCATED NEAR 21ST ST. ON COLORADO. PLENTY OF OFF STREET PARKING AND GREAT ZONING ALLOWS FOR MANY DIFFERENT USES. MAIN STRUCTURE IS A WAREHOUSE AREA WITH TWO RESTROOMS AND SHOWROOM AREA. THERE IS ALSO AN OVERHEAD DOOR NEAR THE ALLEY. THE OFFICE AREA IS AN OLD HOME THAT WAS CONVERTED INTO OFFICE SPACE BUT STILL HAS KITCHEN AND RESTROOM. WITH THE GREAT VISIBILITY AND TRAFFIC COUNTS THIS PROPERTY WOULD BE GREAT FOR A RETAIL BUSINESS AS WELL.

PROPERTY HIGHLIGHTS

- PLENTY OF OFF STREET PARKING
- WAREHOUSE AREA
- RESTROOMS
- MOVE IN CONDITION
- OLD HOUSE CONVERTED TO OFFICE SPACE
- GREAT VISIBILITY FROM COLORADO AVENUE



PROPERTY PHOTOS



PROPERTY PHOTOS



PROPERTY MAP

