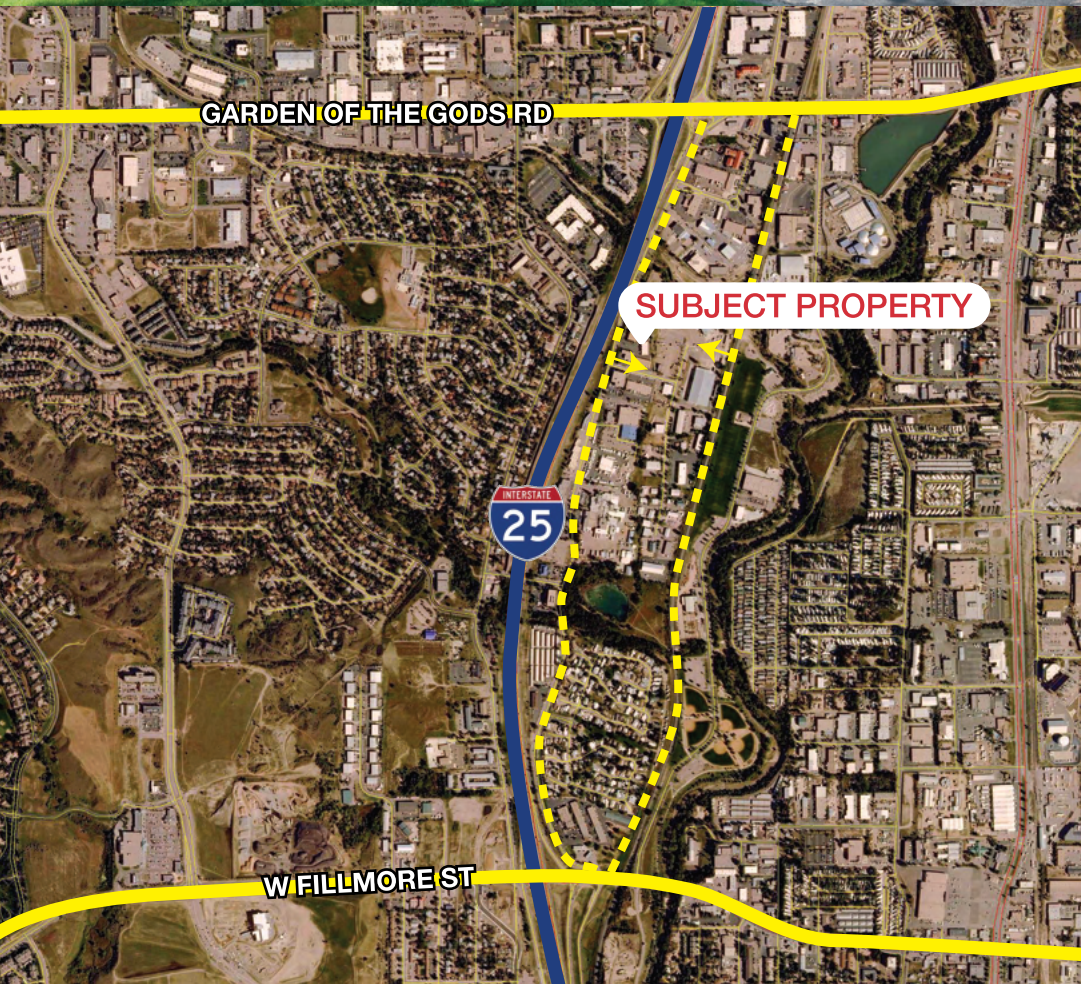


OFFICE / SHOWROOM / WAREHOUSE SPACES FOR LEASE

209 & 213 Sutton Ln &
4139-4141 & 4157 Sinton Rd
Colorado Springs, CO 80907



- Located North on I-25 between W Fillmore St & Garden of the Gods Rd
- Great Access
- Call for Tour

PROPERTY DETAILS

Buildings

205-216 Sutton Ln
4137-4179 Sinton Rd

Project Size

5 Buildings

Availability

209 Sutton Ln | 3,414 SF
213 Sutton Ln | 3,165 SF
4139-4141 Sinton Rd | 3,287 SF
4157 Sinton Rd | 3,370 SF

Zoning

LI (Light Industrial)
City of Colorado Springs

Ceiling Height

Up to ±14'

LEASE RATES:

**Contact
Broker**

John Onstott | Principal



719.330.1819



onstott@highlandcommercial.com



AVAILABLE SPACE

All square footage is subject to final measurements

1 - 4157 Sinton Rd

Available Space: 3,370 SF

Current Buildout: Large Showroom,
Dock-High Door (x1), Warehouse,
I-25 Signage

2 - 4139-4141 Sinton Rd

Available Space: 3,287 SF

Current Buildout: Showroom, Offices,
50% Warehouse, Ground-Level Door (x1)

3 - 209 Sutton Ln

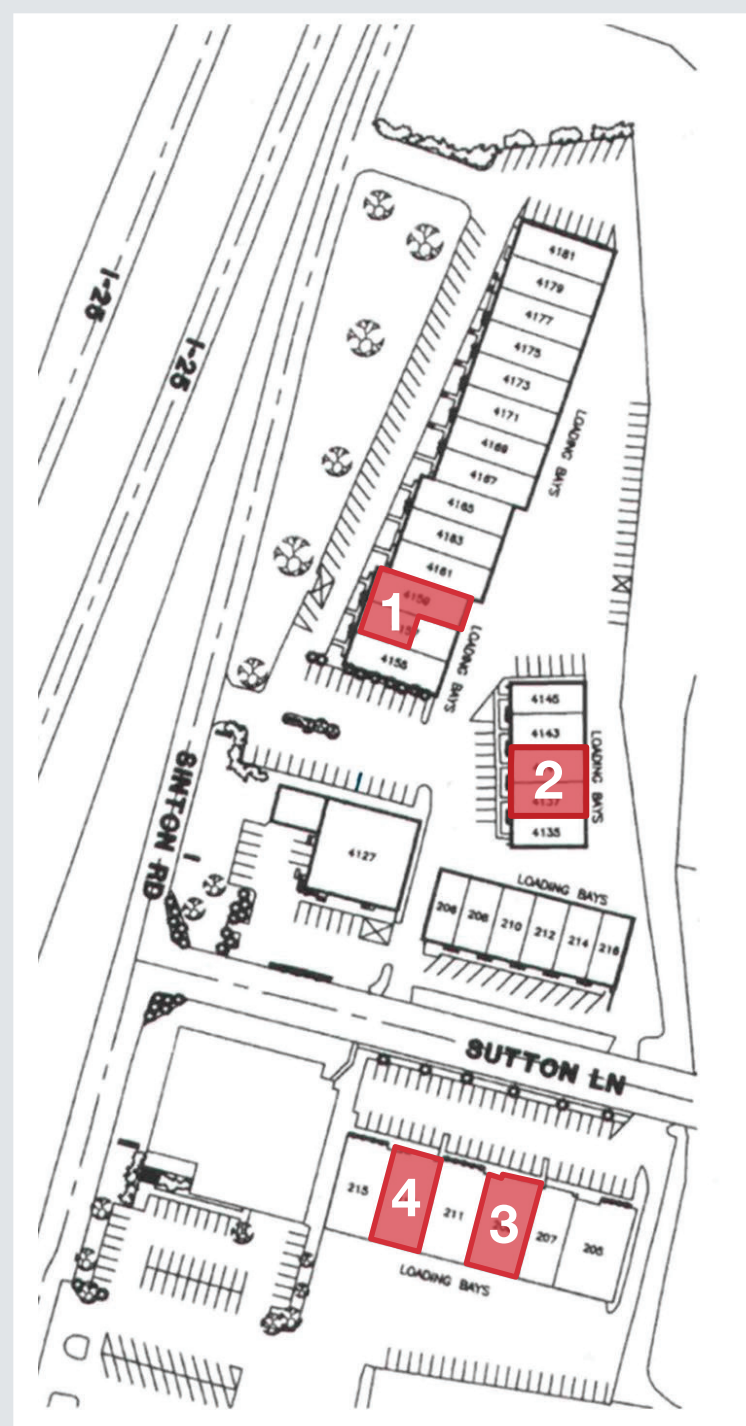
Available Space: 3,414 SF

Current Buildout: Dock-High and
Ground-Level doors, Private Offices,
Restrooms (x2), Mostly Warehouse

4 - 213 Sutton Ln

Available Space: 3,165 SF

Current Buildout: Upgraded Office,
Ground-Level Doors (x2),
Break Area, Restrooms (x2)



John Onstott | Principal

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8/18/2026