

3210 E Woodmen Rd, Ste 100, Colorado Springs, CO 80920

2,548 SF
CONDO FOR SALE

WOODMEN VIEWS OFFICE CONDO



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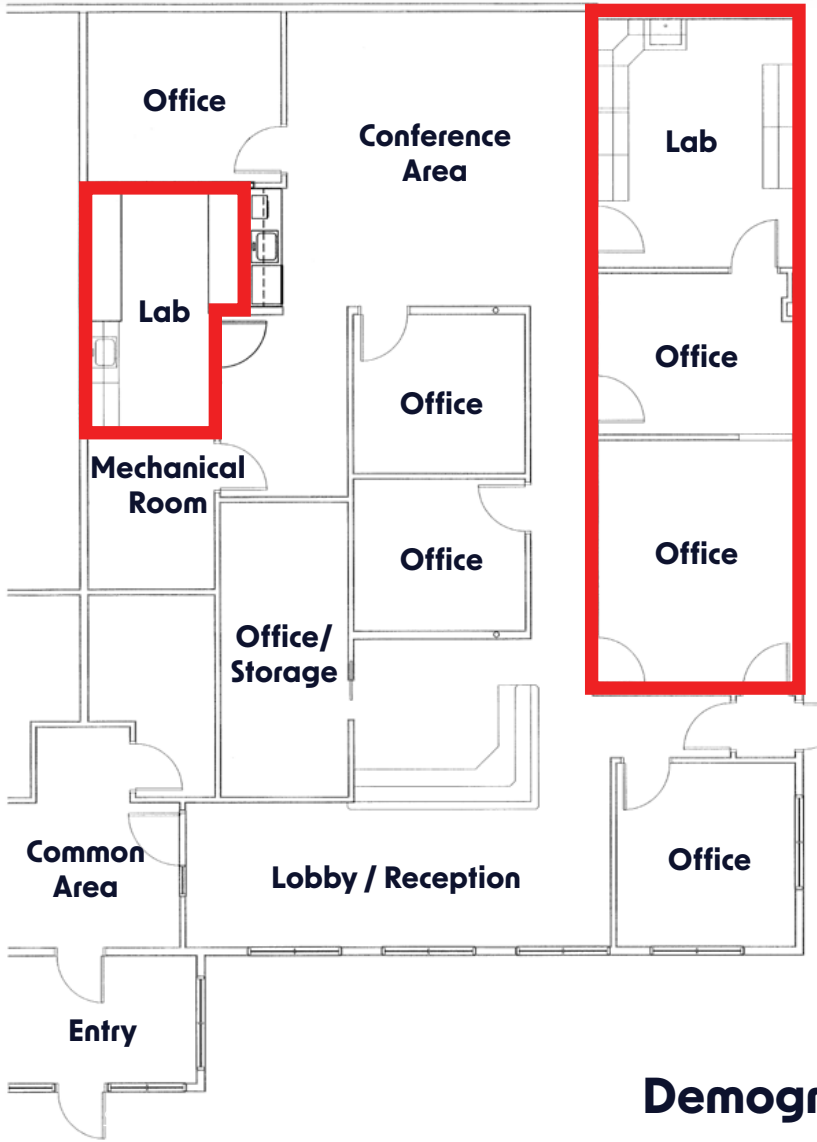
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PRICE IMPROVEMENT!

UNIT 100 - FLOOR PLAN

WOODMEN VIEWS
OFFICE CONDO

Colorado Springs, CO 80920



 = Leased until 12/31/2025

Demographics

	1 Mile	3 Miles	5 Miles
Population	14,486	108,302	235,931
Average Household Income	\$84,617	\$112,241	\$110,156
Daytime Population	4,670	57,714	106,528



Availability Information

Condo SF: 2,548 SF
Pricing: \$750,000 ~~\$830,000~~

Highlights

- Built out office condo with:
 - Six (6) existing offices
 - Reception / lobby
 - Two (2) labs
 - Kitchenette
 - Conference area
- Beautiful views of Pikes Peak
- Owner / user opportunity with rent from existing Tenant that is in-place until 12/31/2025 (see floor plan and contact broker for information on this lease)
- Well maintained office park with established Owners Association
- Conveniently located off Woodmen Rd one of the main thoroughfares in Colorado Springs



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