

INDUSTRIAL PROPERTY



FOR LEASE

2513-2515 E WILLAMETTE AVE  
COLORADO SPRINGS, CO 80909



**COLE UNDERWOOD**

Broker Associate

Direct: (719) 200-4610

cole@coleunderwood.com

 **REMAX**  
**PROPERTIES**

4272 Promenade Drive Suite 100

Colorado Springs, CO 80920

www.coleunderwood.com

# PROPERTY HIGHLIGHTS

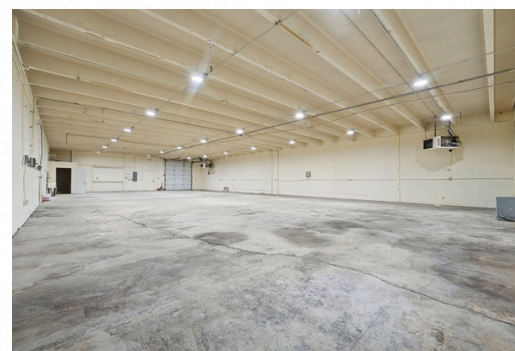
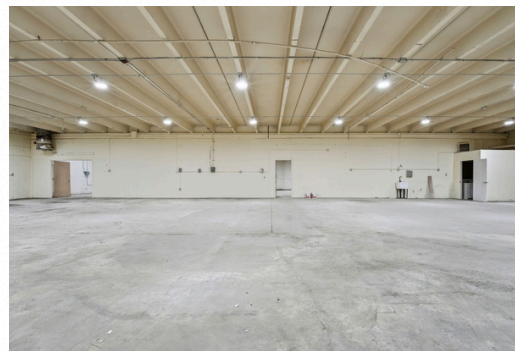
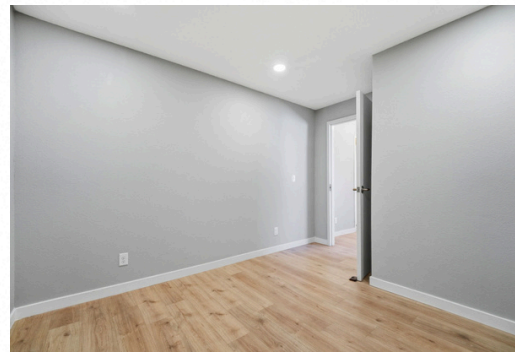
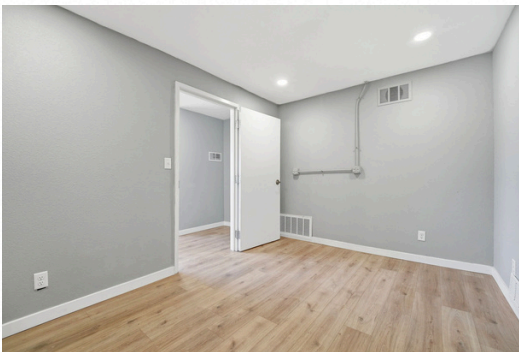
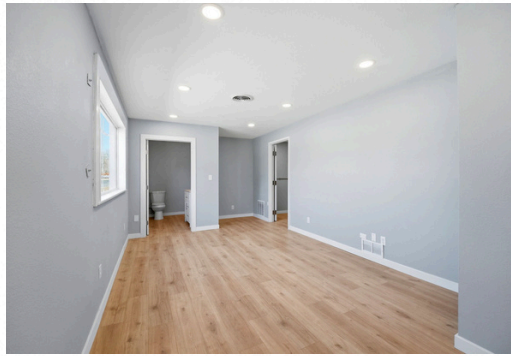
LEASE PRICE:	\$12.50 NNN
SPACE AVAILABLE:	4,250–8,503 SF
LAND AREA:	0.34 AC
ZONING:	C6
DRIVE INS:	3
YEAR BUILT:	1972

# PROPERTY DESCRIPTION

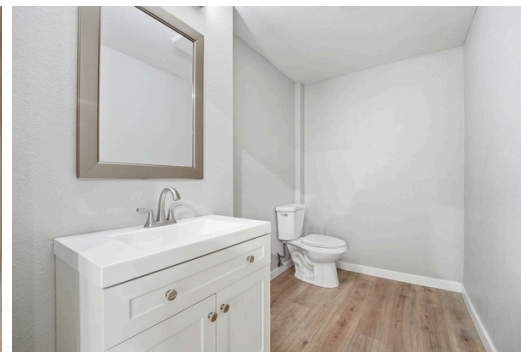
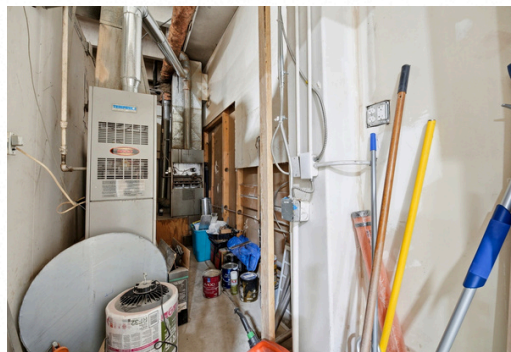
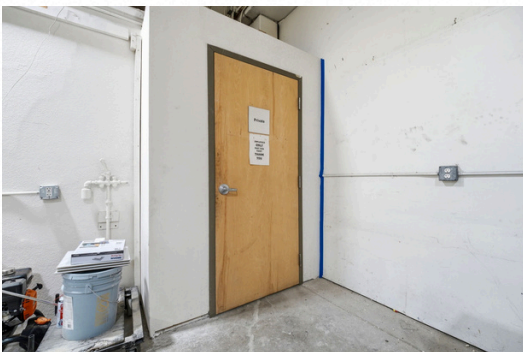
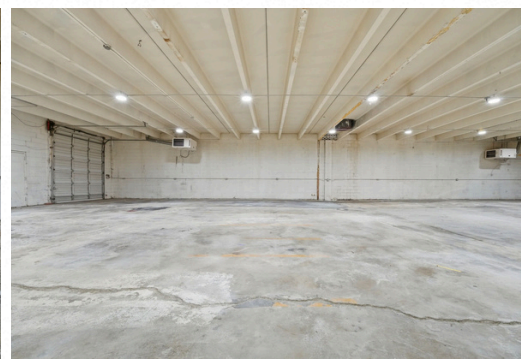
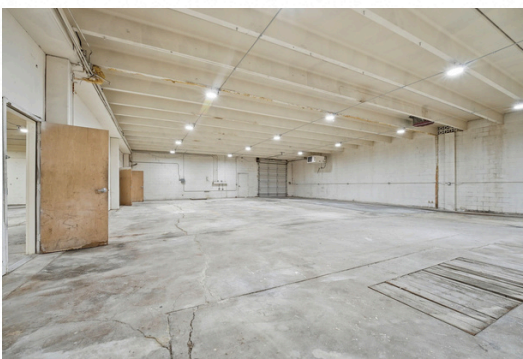
4,250–8503 SQUARE FEET OF INDUSTRIAL/ FLEX SPACE FOR LEASE. BUILDING CAN BE USED FOR ONE TENANT OR BROKEN INTO TWO SMALLER SPACES. OFFICE AREA HAS BEEN REMODELED AND FEATURES 2 LARGE OFFICES, RECEPTION AREA, AND RESTROOM. WAREHOUSE HAS 3 OVERHEAD DRIVE IN DOORS AND FLOOR DRAINS. FENCED IN YARD SPACE IN THE BACK OF THE BUILDING AS WELL. EASY ACCESS TO PLATTE AVE. AND NEAR DOWNTOWN.



# PROPERTY PHOTOS



# PROPERTY PHOTOS



# PROPERTY MAP

