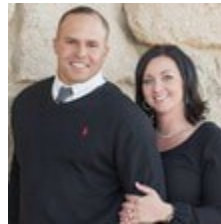




8525 Squirrel Creek Road

8525 Squirrel Creek Rd, Fountain, CO 80817



Brandon Gray

QORE Real Estate & Auctions

120 S Wilcox St, Suite A4, Castle Rock, CO 80104

qorerealestate@gmail.com

(303) 802-0003



8525 Squirrel Creek Road

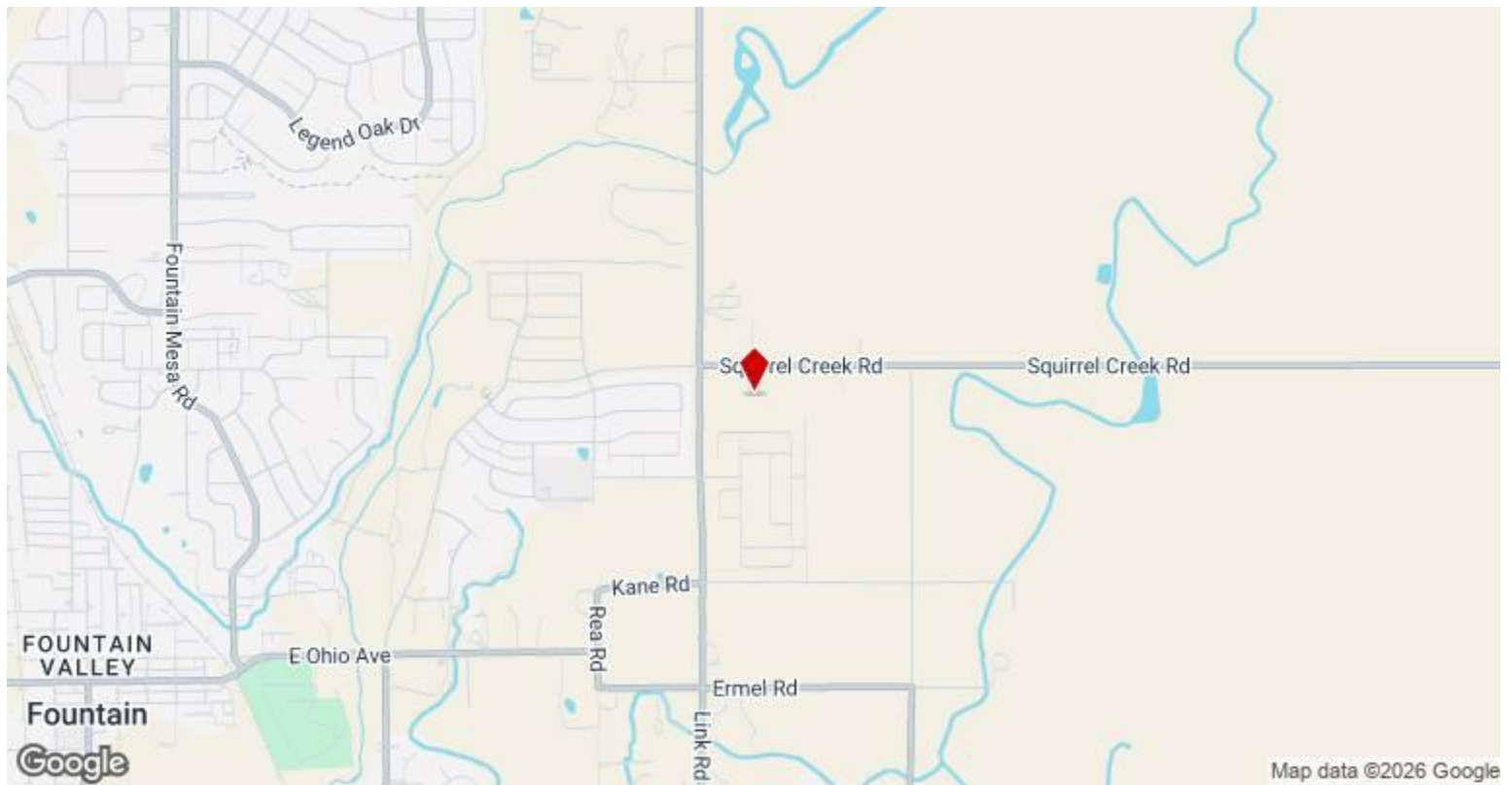
\$3,000,000

Nearly 20 acres zoned Commercial - Village Center just minutes from downtown Fountain! High traffic area off of Link Rd & Squirrel Creek Rd intersection - perfectly positioned to serve the nearby housing developments!

- Commercial Village Center Zoning Allows for Several Development Opportunities!
- Very large lot at 19.88 acres!
- Great placement at the intersection of Squirrel Creek Rd & Link Rd!



Price:	\$3,000,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	Commercial
Sale Type:	Owner User
Total Lot Size:	19.88 AC
No. Lots:	1
Zoning Description:	Commercial - VC
APN / Parcel ID:	56040-00-060



8525 Squirrel Creek Rd, Fountain, CO 80817

This zoning allows for retail establishments, offices, veterinary clinics, eating & drinking establishments, places of worship, commercial uses, health or fitness centers, auto service/repair and more!! Property located 3.4 miles from I-25, 9.1 miles from Fort Carson, 11.3 miles from the Colorado Municipal Airport (COS) and 15.4 miles from Schriever AFB.

Property Photos



Property Photos



Property Photos



Property Photos



Aerial



Building Photo

Property Photos



Building Photo



Building Photo

Property Photos



Property Photos



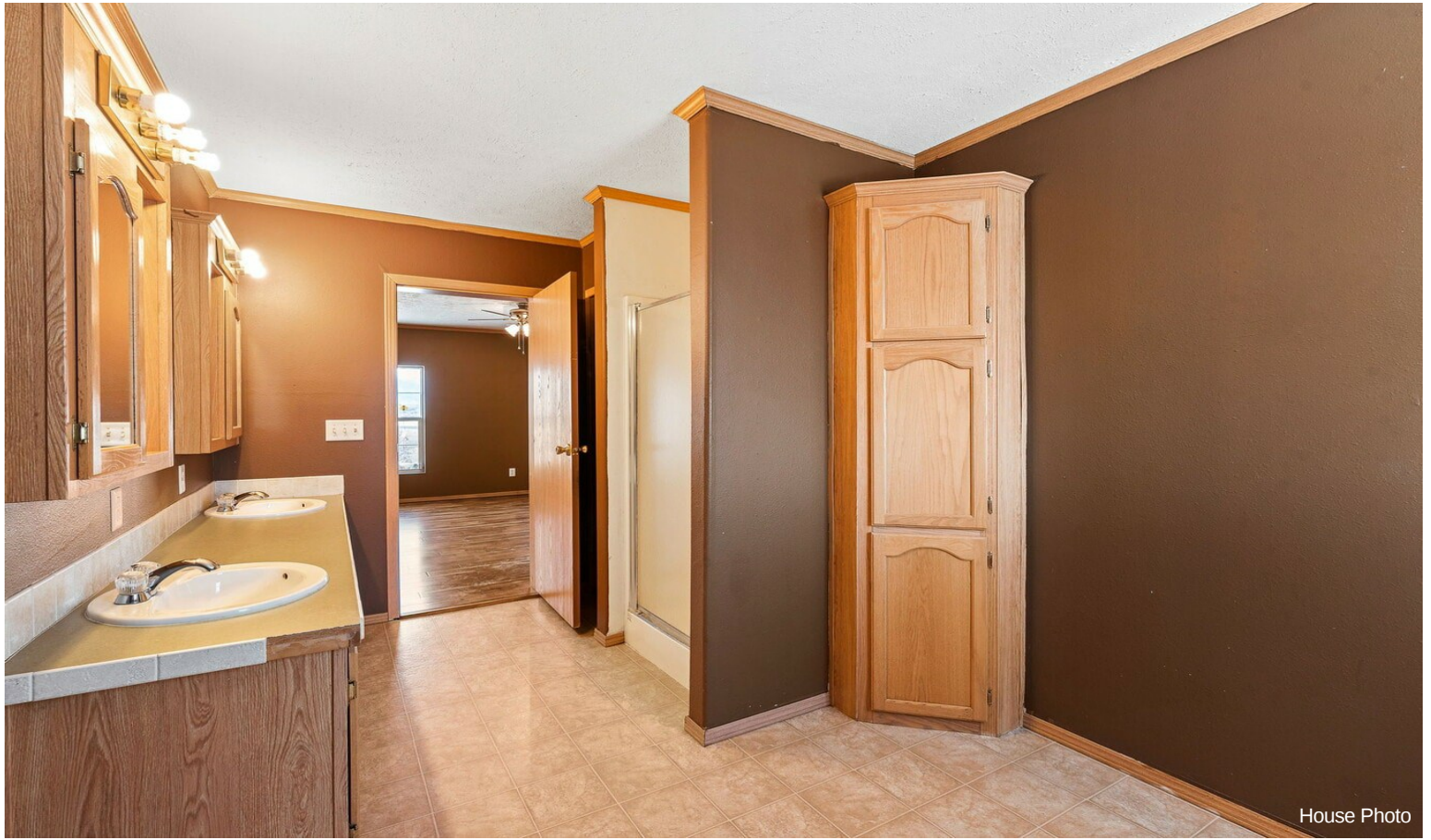
Property Photos



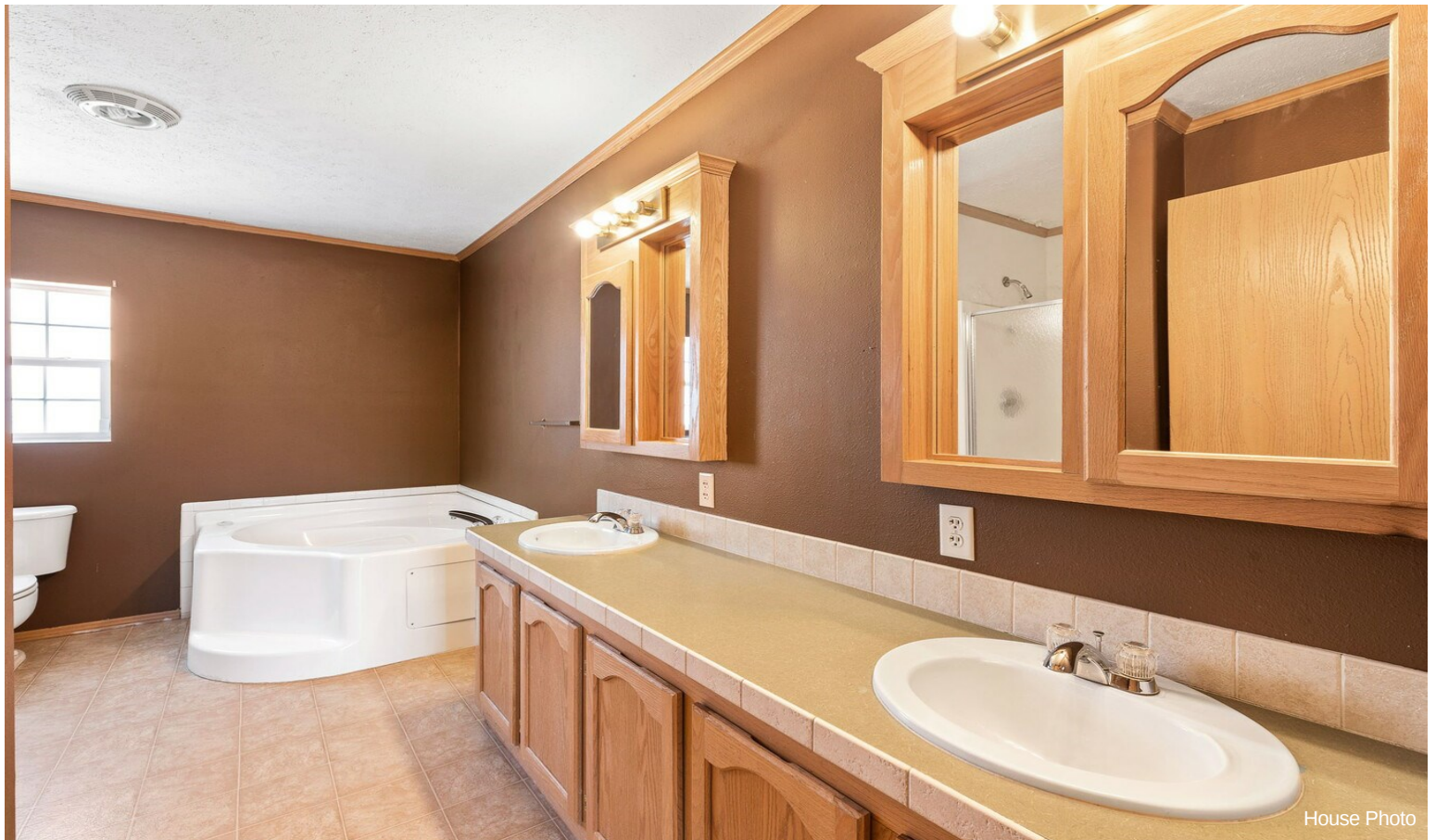
Property Photos



Property Photos



House Photo



House Photo

Property Photos



House Photo



House Photo

Property Photos



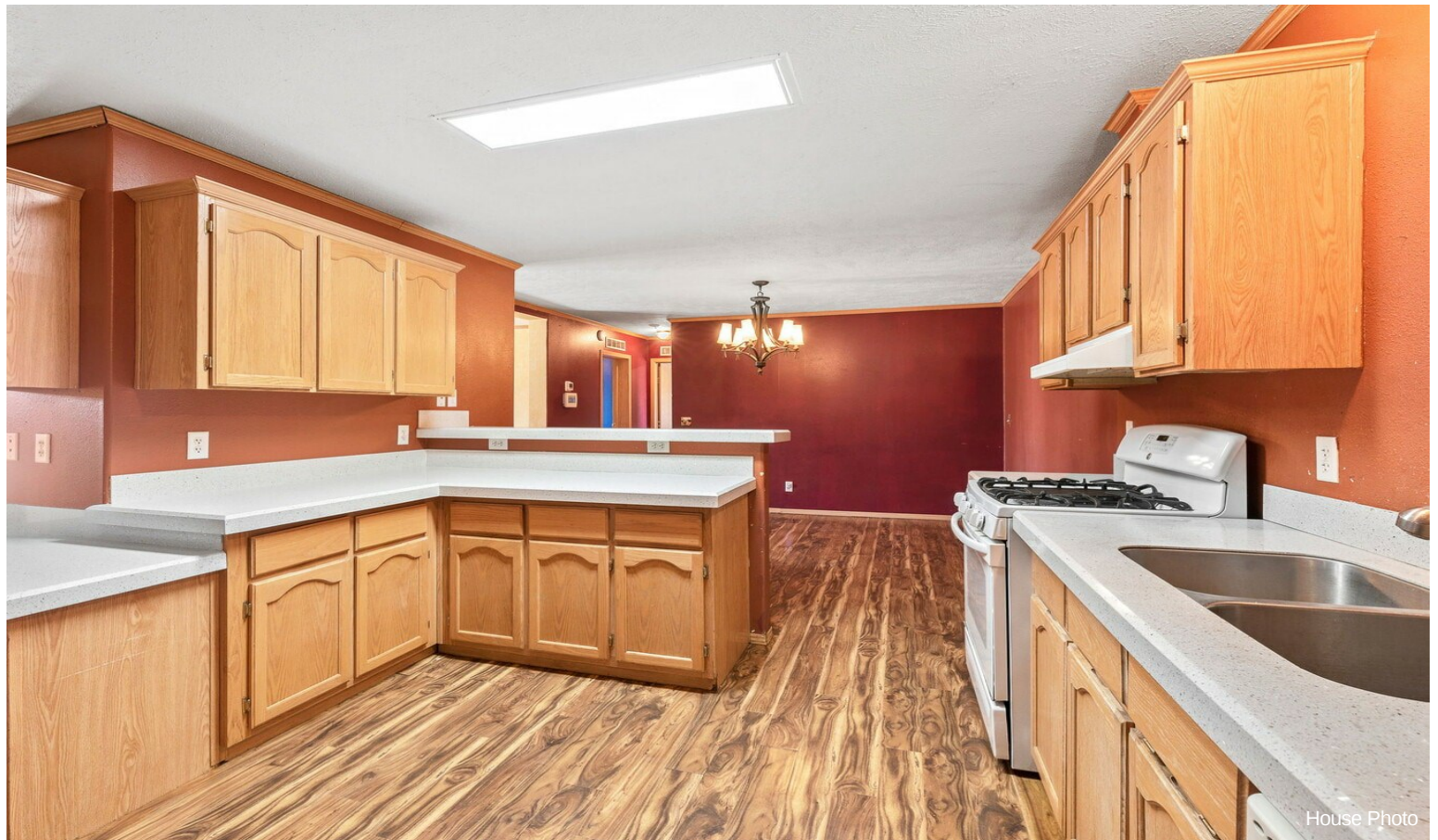
Property Photos



Property Photos



Property Photos



Property Photos



House Photo



House Photo

Property Photos



Property Photos



Property Photos

