



CUSHMAN &
WAKEFIELD

Colorado Springs
Commercial

GARDEN PARK INDUSTRIAL

1110-1120 ELKTON DR.
COLORADO SPRINGS, CO 80907

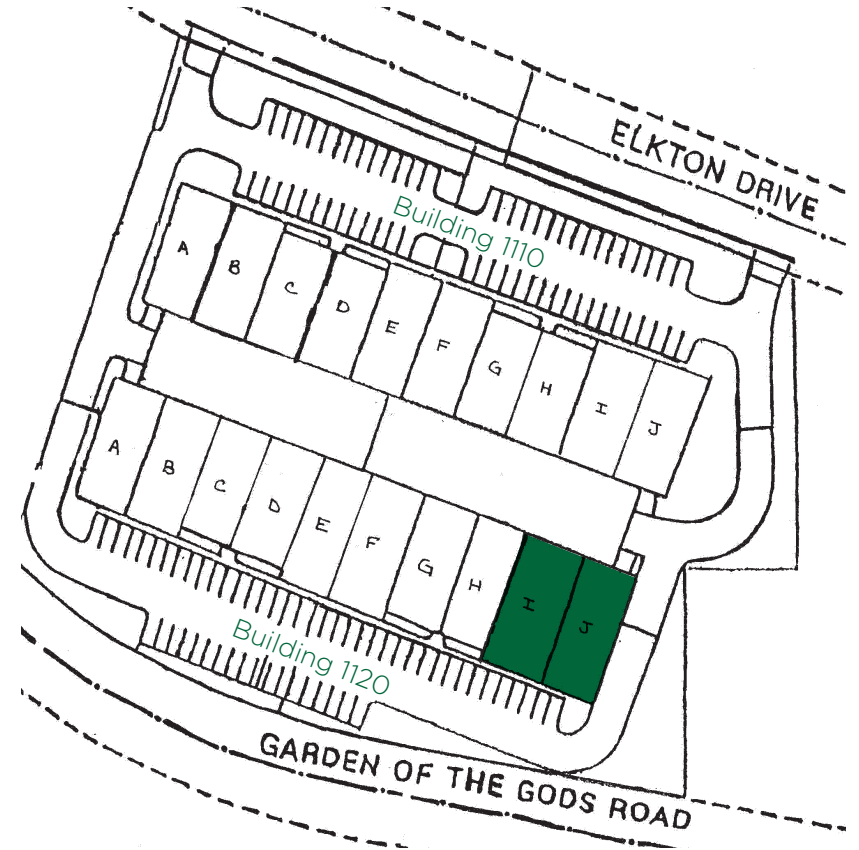
NOW AVAILABLE
UP TO 5,760 SF





PROPERTY FEATURES

Building Size	57,009 SF
Parking	1.8/1,000 RSF
Lease Rate	\$12.00/SF/YR NNN Suite I: \$8.00/SF as <u>Warehouse Only</u>
NNN Expenses	\$4.25/SF (2023 Est.)
Clear Height	16'
Doors	(1) 10'x12' Drive-In Per Bay
Zoning	PIP2



**AVAILABLE
SPACE**

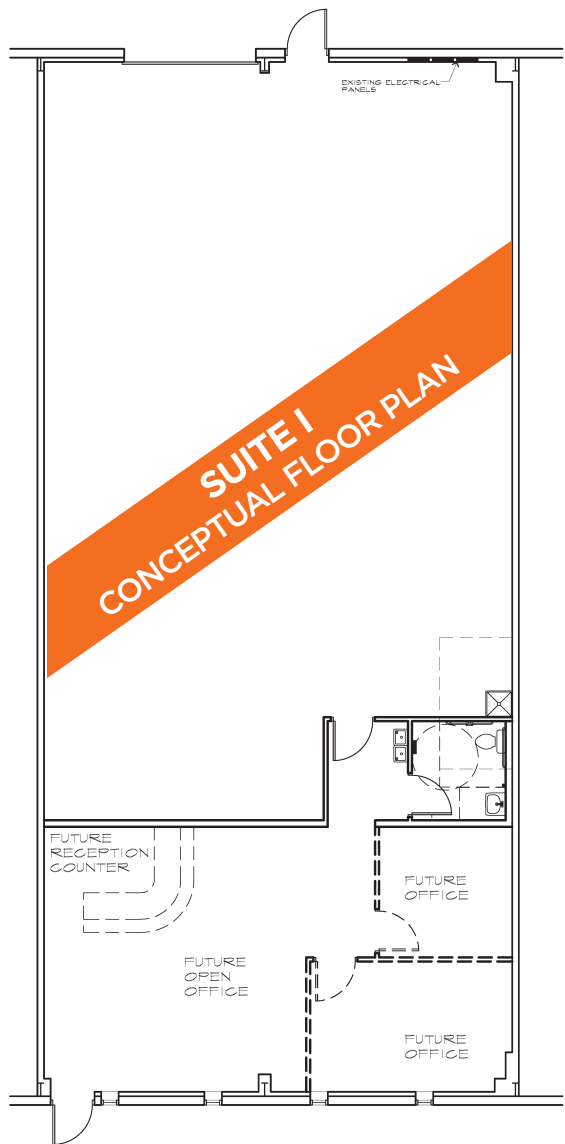
Building
1120

Suites I & J

**Up to
5,760 SF**

FLOORPLANS

Now Available



CONCEPTUAL FLOOR PLAN



BUILDING 1120
SUITES I & J: UP TO 5,760 SF

4,800 SF Warehouse / 960 SF Office

AARON HORN

Sr Managing Director
+1 719 330 4162
ahorn@coscommercial.com

HEATHER MCKEEN

Director
+1 719 568 1389
hmauro@coscommercial.com



**GARDEN
PARK
INDUSTRIAL**



5 MINUTES TO
I-25



12 MINUTES TO
DOWNTOWN



22 MINUTES TO
AIRPORT

©2024 Cushman & Wakefield. All rights reserved. The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. NO REPRESENTATION OR WARRANTY IS GIVEN, EXPRESS OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION CONTAINED WITHIN THIS PRESENTATION, AND CUSHMAN & WAKEFIELD IS UNDER NO OBLIGATION TO SUBSEQUENTLY CORRECT IT IN THE EVENT OF ERRORS.