



CUSHMAN &  
WAKEFIELD

Colorado Springs  
Commercial



**.65**  
ACRES

**PROPOSED OFFICE  
DEVELOPMENT SITE**

**PRICE  
REDUCTION**

**2530 VERDE DR**  
COLORADO SPRINGS, CO 80910

**0.65 AC | FOR SALE**

**PROPERTY FEATURES**



**PARCEL SIZE**  
.65 Acres



**SALE PRICE**  
~~\$313,170~~ **\$298,170**



**CURRENT ZONING**  
OC (Office Complex)  
Allows for Multifamily and Office Uses

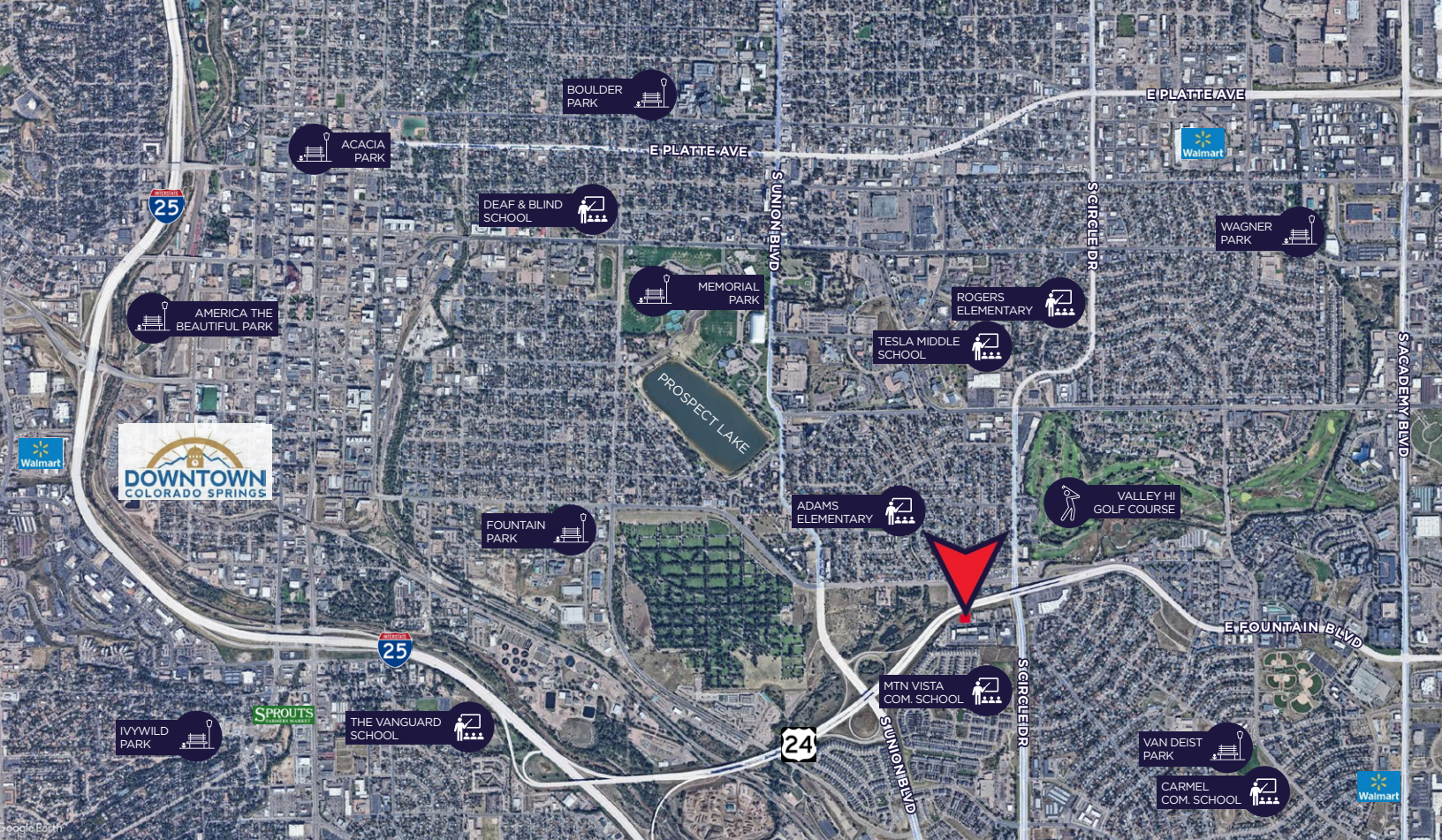


**PARCEL #**  
6421417004



**PRICE PER SF**  
~~\$11.06~~ **\$10.53/SF**





## DEMOGRAPHICS



### HOUSEHOLDS

	1 MILE	3 MILES	5 MILES
	7,142	52,618	103,394



### AVERAGE HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
	\$62,612	\$66,391	\$78,852



### POPULATION

	1 MILE	3 MILES	5 MILES
	17,705	127,449	253,757



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