



CUSHMAN & WAKEFIELD

Colorado Springs Commercial



HWY 24 - 45,149 VPD

S CIRCLE DR - 30,258 VPD

VERDE DR



Mountain Ridge Apartments  
280 Units

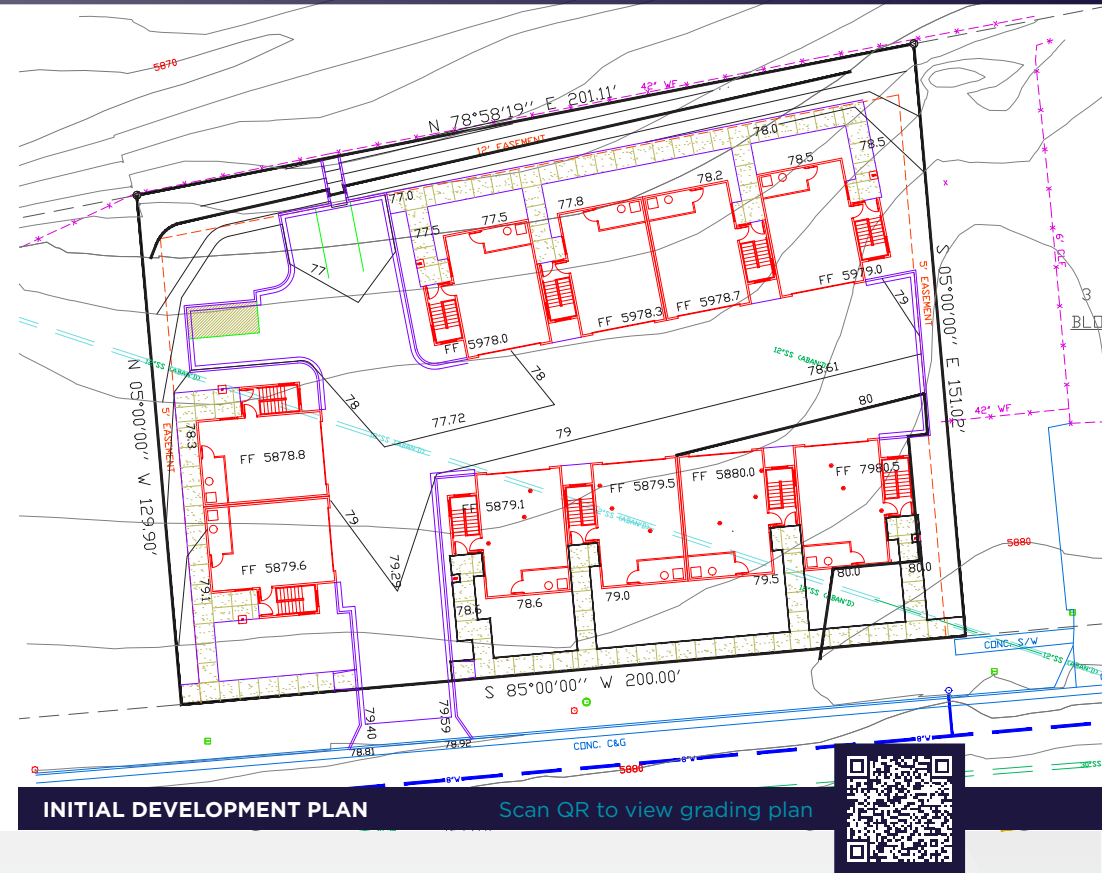
PRICE REDUCTION \$7.59/SF

**PROPOSED**  
**MULTIFAMILY**  
**DEVELOPMENT SITE**

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

**0.65 AC | FOR SALE**

# 2530 VERDE DR



# .65 ACRES

Proposed  
Multifamily Development Site

## PROPERTY FEATURES



**PARCEL SIZE**  
.65 Acres



**PARCEL #**  
6421417004



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

## PRICE REDUCTION

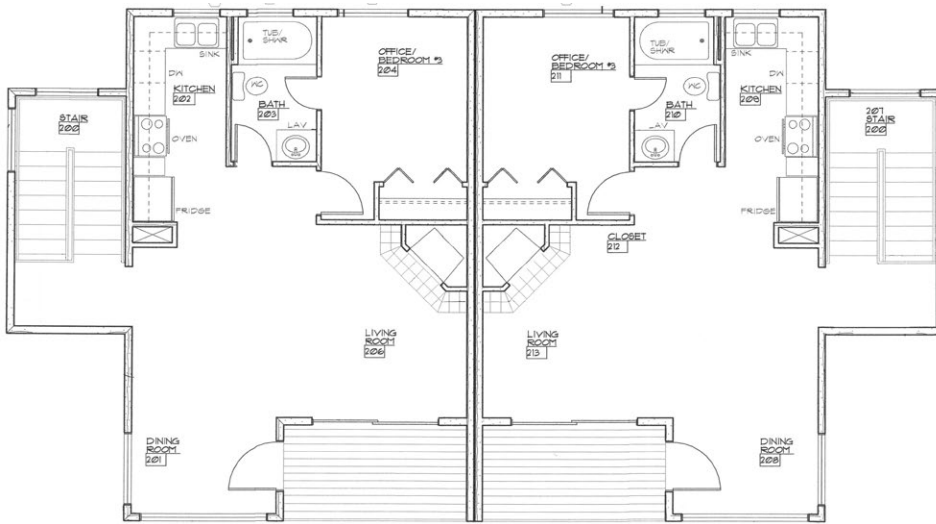


**SALE PRICE**  
~~\$313,170~~ **\$215,000**

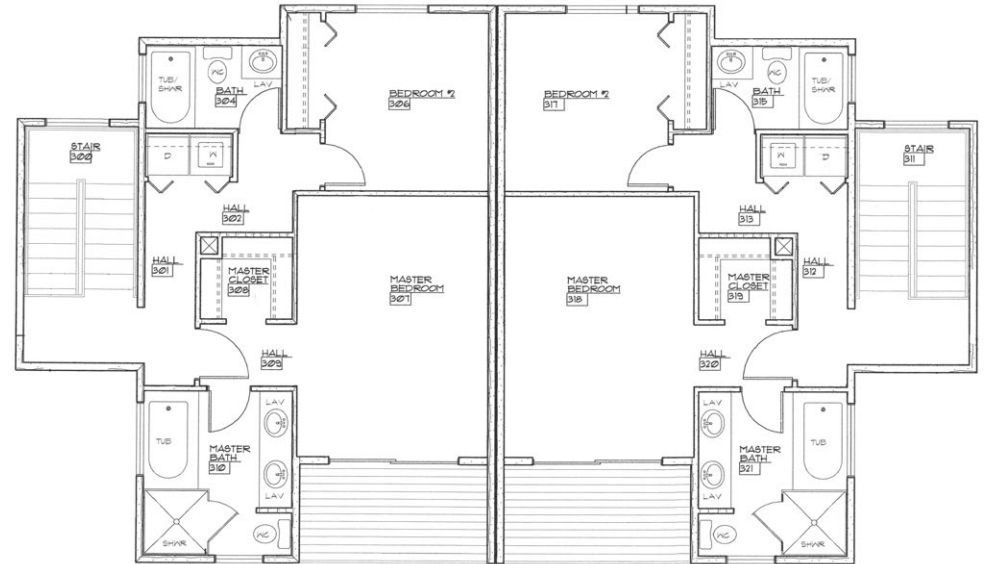


**PRICE PER SF**  
~~\$11.06~~ **\$7.59/SF**

## MAIN LEVEL



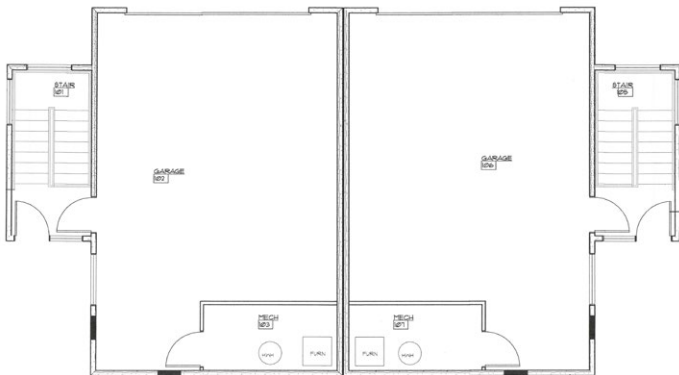
## UPPER LEVEL



Scan QR to download  
concept plans

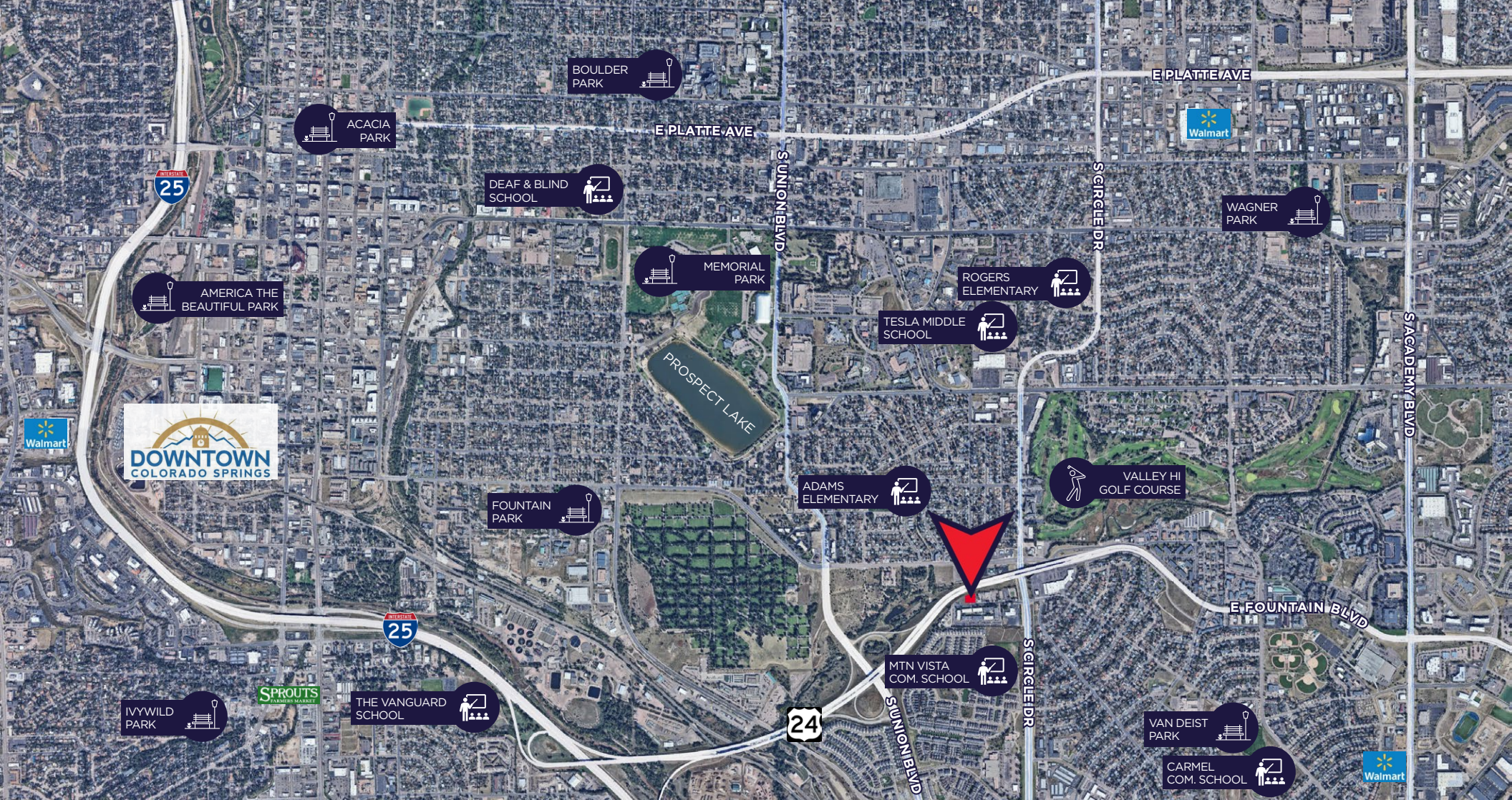


## GARAGE LEVEL



Designed by John Davis Design Group  
[www.johndaviddesigngroup.com](http://www.johndaviddesigngroup.com)





## DEMOGRAPHICS

HOUSEHOLDS	1 MILE			3 MILES			5 MILES			POPULATION	1 MILE			3 MILES			5 MILES			AVERAGE HOUSEHOLD INCOME	1 MILE			3 MILES			5 MILES		
	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES		1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES	1 MILE	3 MILES	5 MILES										
	7,142	52,618	103,394	17,705	127,449	253,757	\$62,612	\$66,391	\$78,852																				



**Colorado Springs Commercial**

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