

BRAND NEW CONSTRUCTION

950 West Baptist Road, Monument, CO 80132

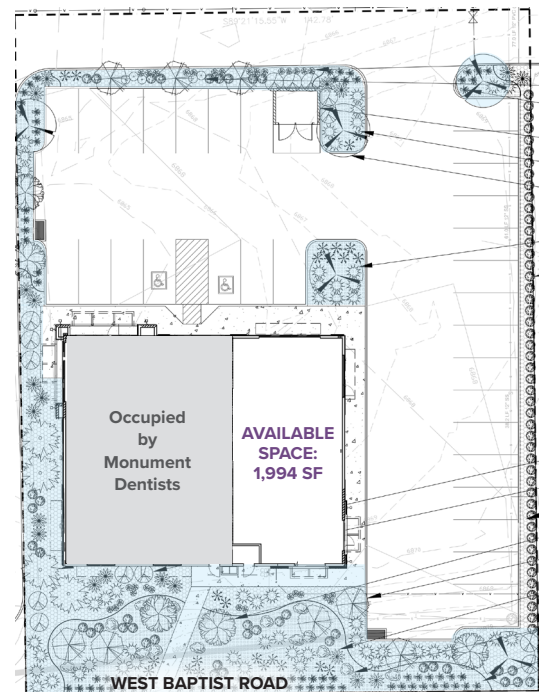


SPACE FOR LEASE JACKSON CREEK MARKET VILLAGE

- 1,994 SF space is available and would be perfect for a future restaurant or medical office
- Situated on West Baptist Road just past the light at Jackson Creek Parkway with ample parking and gorgeous mountain views
- Property is located adjacent to King Soopers anchored shopping center

PROPERTY DETAILS

NNN Estimate	\$8.69/PSF
Lease Rate	\$30.00-\$32.00/PSF
Building Size	4,991 SF
Space Available	1,994 SF





PLEASE CONTACT:

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2020 ESTIMATED DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	7,826	29,045	58,791
Households	2,447	9,780	18,505
Average Household Income	\$156,218	\$150,494	\$153,285

2020 TRAFFIC COUNTS

West Baptist Road at Jackson Creek Parkway	10,595 vpd
East Baptist Road at West Baptist Road	9,373 vpd