# Newmark Knight Frank



# **DOWNTOWN RETAIL REDEVELOPMENT** 324 E PIKES PEAK AVENUE | COLORADO SPRINGS, CO

SPACE AVAILABLE:

3,000 to 12,000 SF

LEASE RATE: \$14.00 - \$16.00/SF. NNN

## **RETAIL FOR LEASE**

### **PROPERTY HIGHLIGHTS:**

- Neighborhood Gentrification Lofts
- 16' to 20' Ceilings
- Concrete Floors
- New Facade
- Gray Shell Delivery To Include:

New HVAC (undistributed) Electrical Panel Restroom Package Lighting & Electrical Allowance

Exposed Tongue & Groove Ceilings

For information, please contact:

SIMON PENNER 719.228.0504 spenner@ngkf.com



ngkf.com

111 South Tejon Street, Suite 404, Colorado Springs, Colorado 80903

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#### **RETAIL FOR LEASE** DETAILS

### Space Available:

3,000 to 12,000 SF

### Lease Rate:

\$14.00 - \$16.00 / SF, NNN

#### **Building Size:**

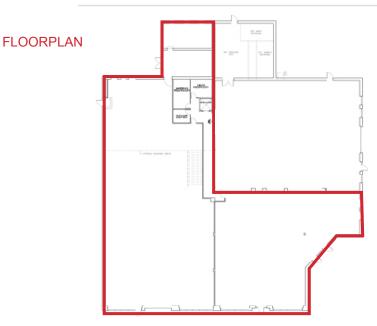
18,305 SF

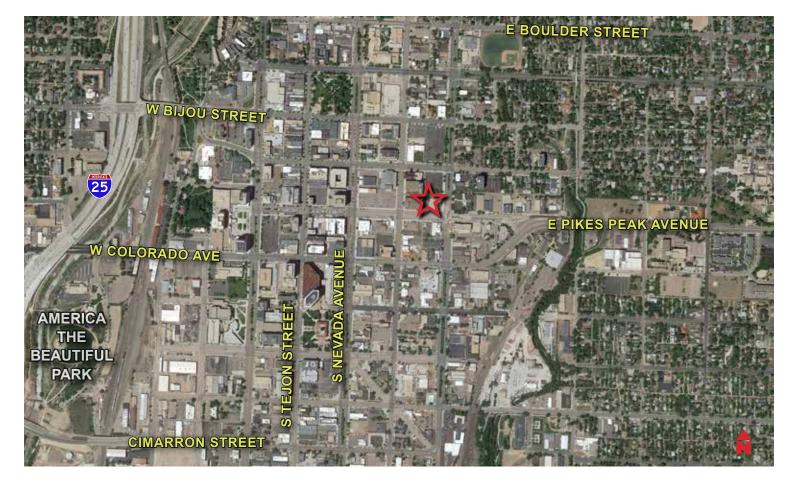
#### Terms:

3-10 Years

### **TI Allowance:**

Negotiable







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