

# CENTRAL OFFICE CAMPUS

FOR LEASE // 4050 Lee Vance View, Colorado Springs, CO 80918



**cameronbutcher**  
COMMERCIAL REAL ESTATE



## OFFERING SUMMARY

1st Floor:	Up to 13,913 SF
Suite 3B:	5,470 SF
Lease Rate:	\$13.00 SF/yr (NNN)
Zoning:	OC, AO
Lot Size:	12.98 Acres

## PROPERTY OVERVIEW

This gorgeous campus is located just east of Woodmen Rd. and Rangewood Dr. in central Colorado Springs. With easy access to Powers Blvd, the property is conveniently located nearby many restaurants, retail shops, and other amenities. The building has been recently remodeled with high-end finishes; tenants will enjoy well maintained grounds, a pond, workout area, cafeteria, and beautiful views of the Front Range.



**HELEN CAMERON**

719.309.0973

[helen@cameronbutcher.com](mailto:helen@cameronbutcher.com)

**CALEB DAVID**

719.309.0974

[caleb@cameronbutcher.com](mailto:caleb@cameronbutcher.com)

CameronButcher Commercial Real Estate

PO Box 1415 | Colorado Springs, CO 80901

719.535.0500 | [cameronbutcher.com](http://cameronbutcher.com)

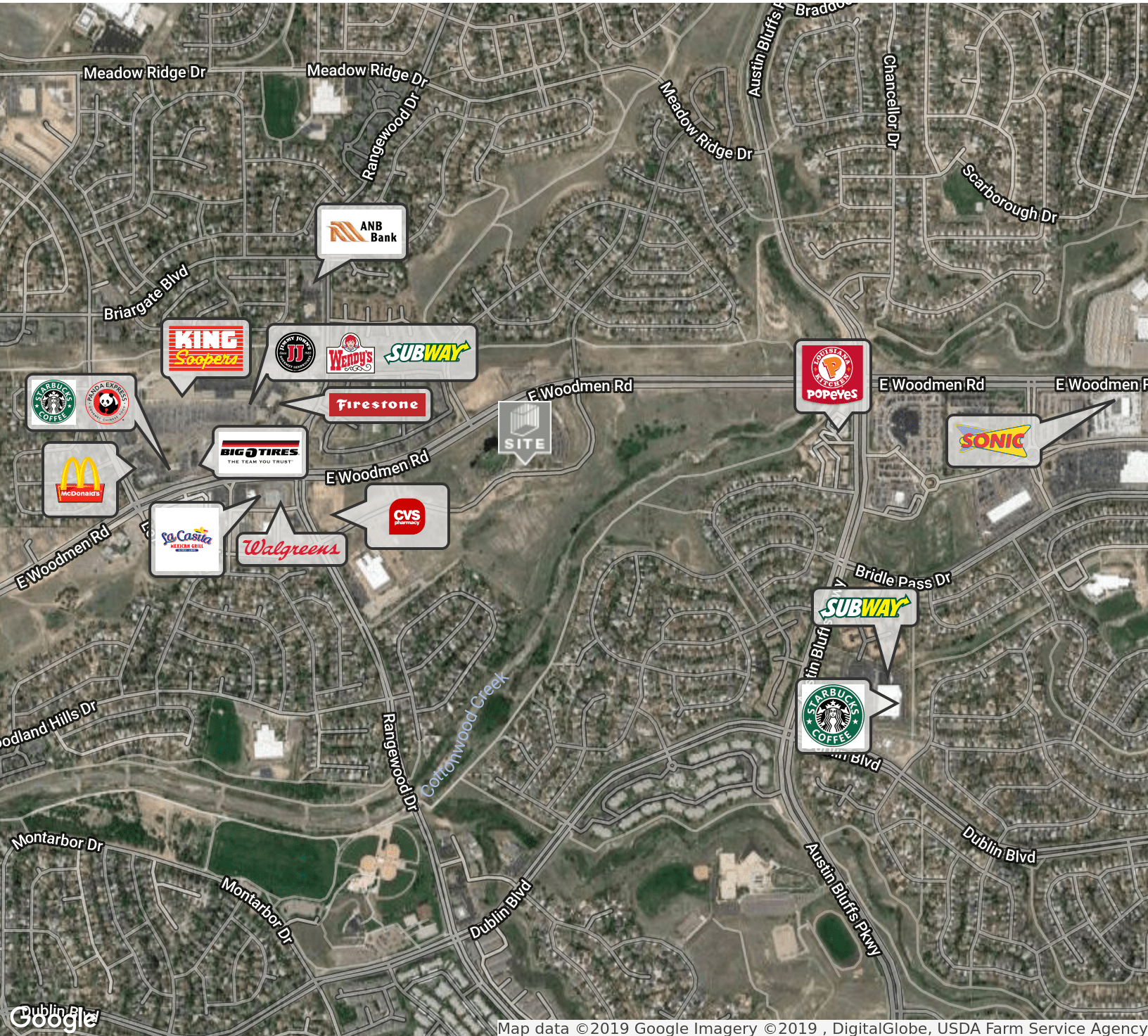
Information contained herein, while not guaranteed, is from sources we believe reliable. Price, terms and conditions are subject to change without notice. CameronButcher acting as Landlord's/Seller's Agent: A Landlord's/Seller's agent works solely on behalf of the Landlord/Seller to promote the interests of the Landlord/Seller with the utmost good faith, loyalty and fidelity. The agent negotiates on behalf of and acts as the advocate for the Landlord/Seller.

# CENTRAL OFFICE CAMPUS

FOR LEASE // 4050 Lee Vance View, Colorado Springs, CO 80918



**cameronbutcher**  
COMMERCIAL REAL ESTATE



Map data ©2019 Google Imagery ©2019 , DigitalGlobe, USDA Farm Service Agency

**HELEN CAMERON**  
719.309.0973  
helen@cameronbutcher.com

**CALEB DAVID**  
719.309.0974  
caleb@cameronbutcher.com

CameronButcher Commercial Real Estate  
PO Box 1415 | Colorado Springs, CO 80901  
719.535.0500 | cameronbutcher.com

Information contained herein, while not guaranteed, is from sources we believe reliable. Price, terms and conditions are subject to change without notice. CameronButcher acting as Landlord's/Seller's Agent: A Landlord's/Seller's agent works solely on behalf of the Landlord/Seller to promote the interests of the Landlord/Seller with the utmost good faith, loyalty and fidelity. The agent negotiates on behalf of and acts as the advocate for the Landlord/Seller.