

620 E. INDUSTRIAL AVE.

PUEBLO WEST, CO 81007



FOR SALE

\$675,000



**CUSHMAN &
WAKEFIELD**

**Colorado Springs
Commercial**

620 E. INDUSTRIAL AVE.



Building Size: 3,600 SF

Lot Size: 1.5 Acres

Sale Price: \$675,000

Year Built: 1997

Drive In Doors: 13' H x 18' W

Power: 200 Amp 220 Volt

Zoning: I-2

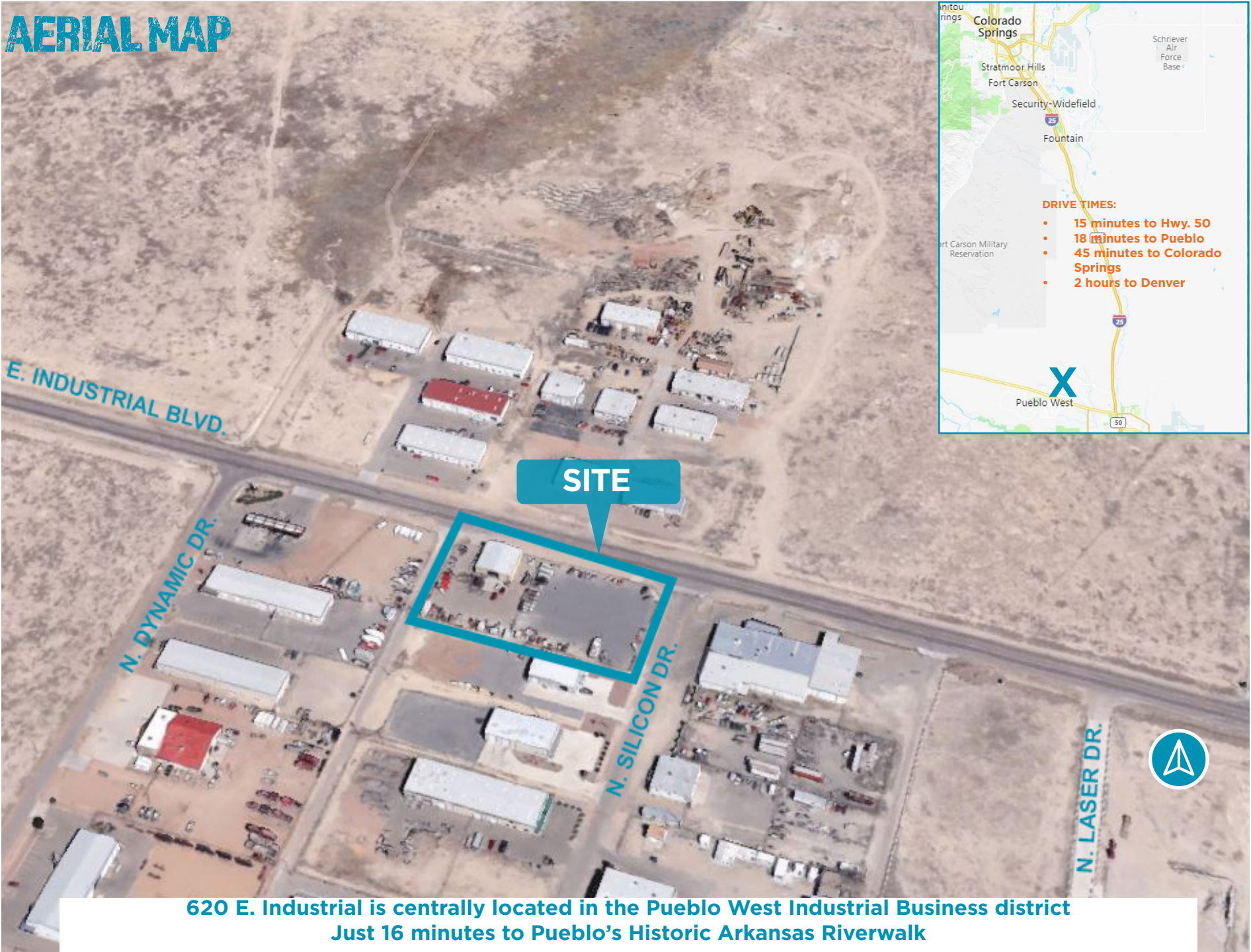
Ceiling Height: 16' - 18'

Taxes: \$3,100.78

Highlights:

- Owner carry financing available
- Lifts & Equipment available for purchase
- Large Fenced Aggregate Mill Lot
- Frontage on E. Industrial Ave.
- Curbcuts on E. Industrial Ave. & N. Silicon Dr.
- Convenient access to US Hwy. 50
- Steel Construction
- Radiant Heat in Warehouse
- Bathroom with Shower in Mezzanine Office

AERIAL MAP



SITE

- DRIVE TIMES:**
- 15 minutes to Hwy. 50
 - 18 minutes to Pueblo
 - 45 minutes to Colorado Springs
 - 2 hours to Denver

**620 E. Industrial is centrally located in the Pueblo West Industrial Business district
Just 16 minutes to Pueblo's Historic Arkansas Riverwalk**



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