



## Newly Developed Shopping Center on N. Powers Blvd

Anchored by Super Target, PETCO and Wells Fargo Bank  
Located in the fast expanding Powers Blvd corridor



### PROPERTY INFORMATION

- **Land Sale Price:** Call for Pricing
- **Available Space:** Retail Y - 1,200 SF - 12,000 SF  
Retail Z - 1,200 SF - 10,000 SF
- **Available Land:** 3.757 Acres
- **Pad Sites:** Various sizes For Sale or Build-to-Suit
- **Project Size:** 407,459 SF
- **Site Size:** 50.78 Acres
- **Year Built:** 2007-Present
- **Zoning:** PBC (Planned Business Center)
- **Traffic Counts:** On Powers & Briargate (Nov 2007) 69,753
- **Parcel No:** 6226402026



### Demographics

	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2019 Est. Population	9,629	62,507	149,476
<b>Households</b>			
2019 Est. HHs	3,108	21,612	54,829
2019 Est. Avg. HH Income	\$152,784	\$127,013	\$113,525
	5 Min	10 Min	15 Min
<b>Drive Times</b>			
2019 Est. Population	8,174	63,125	176,967
2019 Est. HHs	2,632	21,969	65,636
2019 Est. Avg. HH Income	\$154,665	\$127,151	\$111,309

Source: 2019 US Estimate, All Rights Reserved, Alteryx, Inc.



Paul Rubley  
paulrubley@olivereg.com

102 N CASCADE AVE, SUITE 250, COLORADO SPRINGS, CO 80903 • t. 719.598.3000 f. 719.578.0089 www.olivereg.com

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N. Union Boulevard

Briargate Parkway

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Specialists  
Urgency  
Center

Future  
Medical  
Office

LOWE'S

LIFETIME  
FITNESS

La Bella Vita  
Apartments



Retail Y  
12,000 SF

Retail Z  
10,000 SF

PROPOSED  
RETAIL Y  
12,000 SF  
RETAIL Y PAD  
1.9 ACRES

PROPOSED  
RETAIL Z  
10,000 SF  
RETAIL Z PAD  
1.9 ACRES