

Chapel Hills Shops

RETAIL SPACE FOR LEASE

1725-1753 BRIARGATE BLVD
COLORADO SPRINGS, CO 80920

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AVAILABLE SPACE
1733 BRIARGATE BLVD

SIZE
1,728 SF

LEASE RATE
\$20.00/SF NNN

ZONING
PBC (PLANNED BUSINESS CENTER)

EXPENSES
\$7.08/SF (2019 EST.)

YEAR BUILT
2000

COMMENTS

CHAPEL HILLS SHOPS IS LOCATED DIRECTLY ACROSS BRIARGATE BLVD FROM THE CHAPEL HILLS MALL. THE MALL IS ONE OF ONLY TWO INDOOR MALLS IN COLORADO SPRINGS AND ACCORDING TO URBANRETAIL.COM, IT HOSTS MORE THAN 11 MILLION VISITORS ANNUALLY OR APPROXIMATELY 30,000 VISITORS PER DAY.

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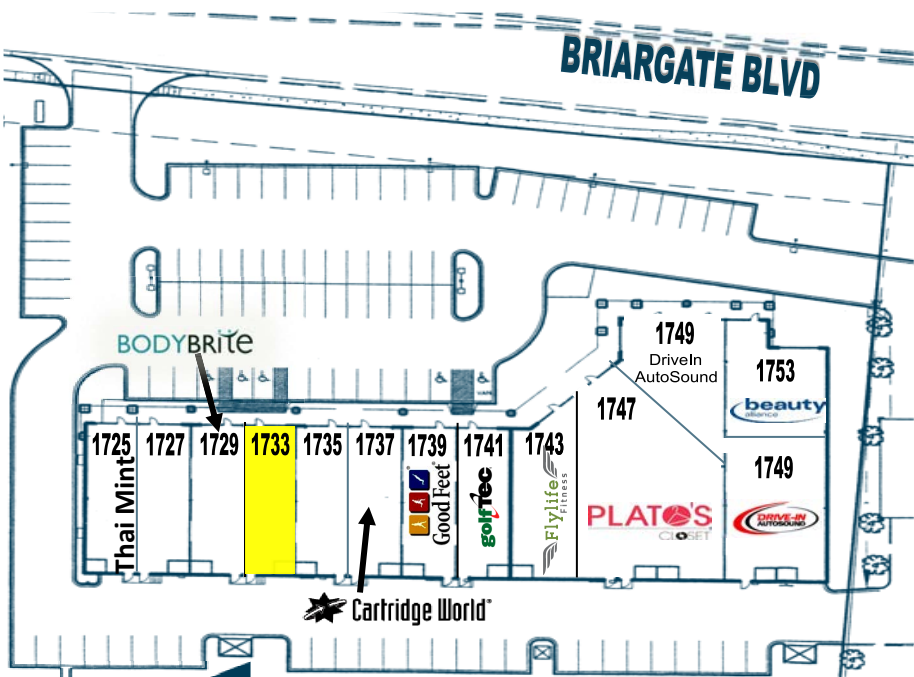
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RETAIL SPACE FOR LEASE



TRAFFIC COUNTS
 CHAPEL HILLS MALL ENTRANCE 31,394 CPD
 CHAPEL HILLS DRIVE 17,757 CPD
 ACADEMY BLVD 49,901 CPD



Demographics

RADIAL DISTANCE	MILE 1	MILE 3	MILE 5
2019 Est. Population	6,703	78,581	188,621
2019 Est. Avg HH Income	\$89,424	\$107,874	\$104,26
2019 Est. No of Households	2,856	30,583	73,284
DRIVE TIMES	5 MIN	10 MIN	15 MIN
2019 Est. Population	12,985	94,618	260,233
2019 Est. Avg HH Income	\$98,958	\$106,239	\$99,690
2019 Est. No of Households	5,528	36,776	104,474

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



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