

FOR LEASE

Cheyenne Montana

NWC S. ACADEMY BOULEVARD & HIGHWAY 115, COLORADO SPRINGS, CO 80906

RETAIL

SPACE AVAILABLE



SPACE FOR LEASE

NOW AVAILABLE

Cheyenne Montana is an exceptional neighborhood Safeway anchored center in the premier Broadmoor Bluffs neighborhood with majestic mountain views, and situated at the doorstep to Fort Carson.

The center has incredible visibility and easy access from Highway 115 and South Academy Boulevard. National co-tenants include Safeway, Papa John's, Great Clips, AT&T, Wild Wings n' Things and Postal Annex.

2019 Estimated Demographics

	1 mile	3 miles	5 miles
Population	13,884	55,770	152,032
Average Household Income	\$91,608	\$85,541	\$69,556
Households	5,872	20,572	58,308

Traffic Counts

Highway 115 (south of Academy Boulevard)	29,000
Academy Boulevard (west of Highway 115)	25,146

Property Details

Lease Rate	\$15.00-\$25.00/PSF
NNN (Est)	\$9.87 SF

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CONTACT

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#	Tenant	SF
6530 I	AVAILABLE	UP TO 3,919
6510 B	AVAILABLE	1,778
6510 D	AVAILABLE	1,250

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