

LAS PIEDRAS OFFICE CAMPUS

FOR LEASE // 12295 Oracle Blvd, Colorado Springs, CO 80921



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COMMERCIAL REAL ESTATE



OFFERING SUMMARY

Space Available (SF):	Ste 130: 1,570 Ste 320: 2,952 Ste 330: 1,736 1st Floor: 4,819
Lease Rate:	\$14- \$17 SF/yr
Lease Type:	NNN
NNN Expenses:	\$6.45 SF/yr ('18 est.)
Zoning:	OC/CR

PROPERTY OVERVIEW

Located in northern Colorado Springs, this office building boasts amazing views of the Front Range. The property is located in a rapidly growing area of Colorado Springs with many nearby retailers, including the Bass Pro Shop. New single family and multifamily developments are also being built in this area.



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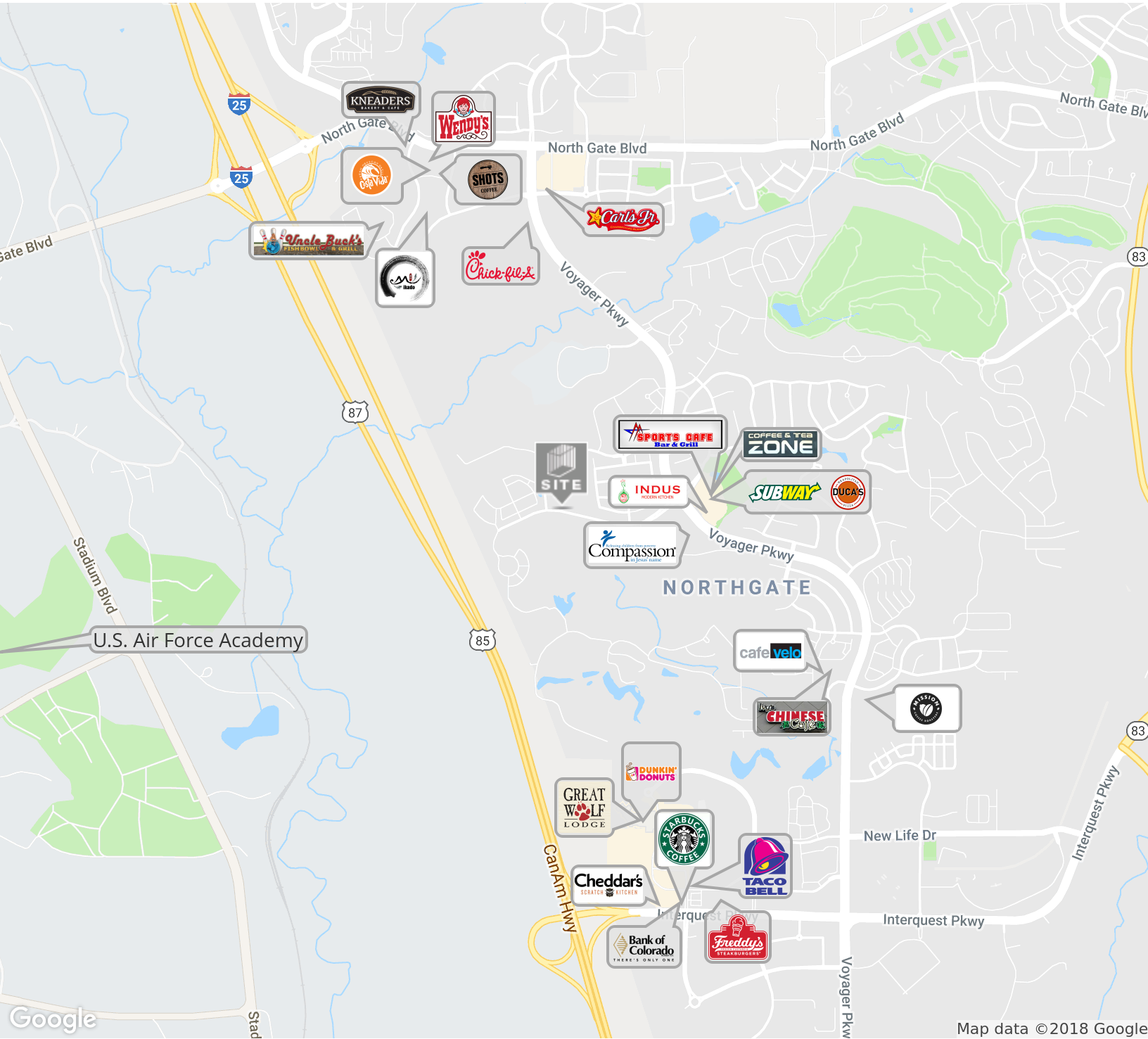
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