

# 117 HECTOR GARCIA PL

Pueblo, CO



Colorado Springs  
Commercial

Industrial Warehouse For Sale



[COSCOMMERCIAL.COM](https://www.coscommercial.com)

# 117 HECTOR GARCIA PL

Pueblo, CO

## BUILDING SIZE

17,600 SF

## LOT SIZE

0.45 Acres

## CLEARANCE HEIGHT

10.5' to 13.5'

## CONSTRUCTION

Concrete Block

## ELECTRICAL

2 - 400 Amp 120/208 Volt Three Phase Panels

## HVAC

10 Ton AC

Gas Heat

## LOADING

1 - 8'x8' Dock High

2 - 8'x8' Drive In

Convenient access I-25

## PARKING

9 Spaces

## SIGNAGE

Building Signage Available

## Y.O.C.

1910/1924

Remodeled 2015

## ZONING

I-3 (Heavy Industrial)

Pueblo County

## SALE PRICE

Call Broker

## EXPENSES EST.

\$1.85/SF NNN (Est.)

## TAXES (2018)

\$6,844.88



**David Schroeder II**  
Director

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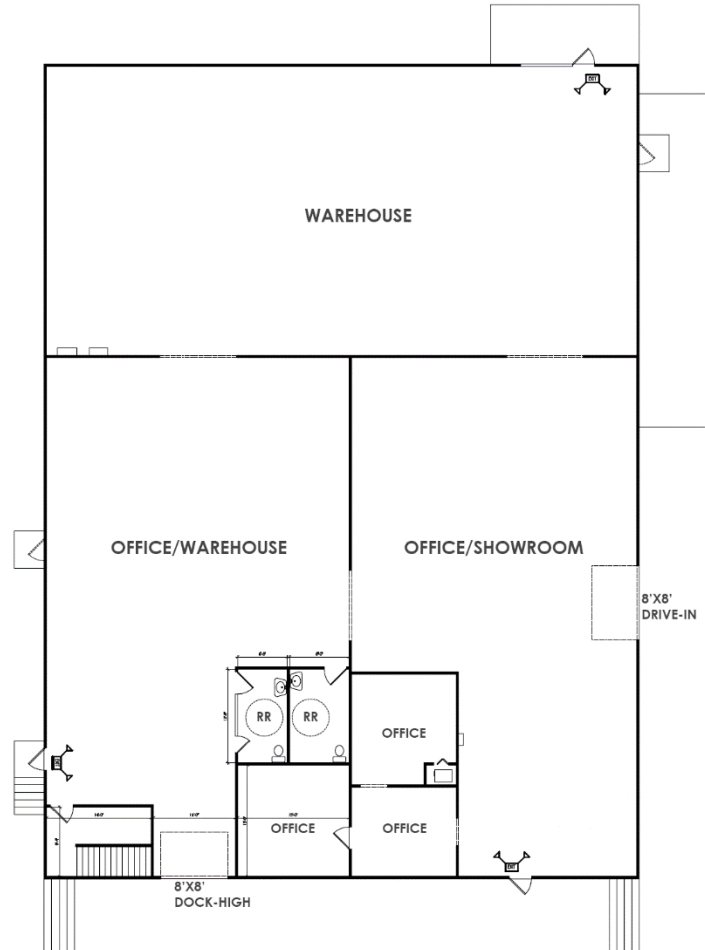
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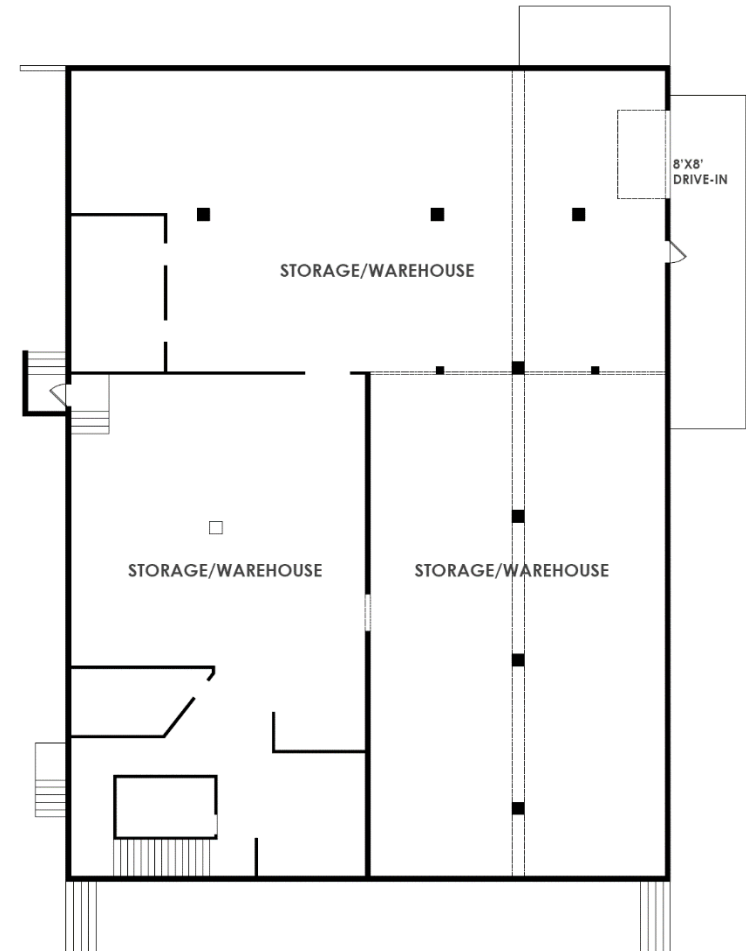
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UPPER LEVEL



LOWER LEVEL



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