



Total Fort Carson Population 74,814
Fort Carson provides a \$2.4B economic impact annually

61,000 VPD



77,000 VPD

CAMPING WORLD

26,000 VPD

FOR SALE
3,240 SF
ON .30 AC

SecurCare
Self Storage

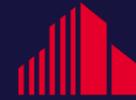


LIGHTED INTERSECTION
COMING SOON



BIG R
STORES

HARBOR FREIGHT
DOLLAR GENERAL



CUSHMAN &
WAKEFIELD

Colorado Springs
Commercial

7055 ALEGRE CIR

FOUNTAIN, CO 80817

Price Reduced | For Sale \$650,000

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FOR SALE
3,240 SF
ON .30 AC

DEMOGRAPHICS

HOUSEHOLDS

1 MILE	3 MILES	5 MILES
2,892	17,708	36,912

POPULATION

1 MILE	3 MILES	5 MILES
8,006	51,006	114,642

AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$72,491	\$81,737	\$78,415

FOR SALE
7055 Alegre Cir. Fountain, CO 80817

	3,240 SF BUILDING SIZE		Price Reduced \$650,000 SALE PRICE
	.30 AC LOT SIZE		\$5,401.49 TAXES (2023)
	6524408037 PARCEL NUMBER		1976 YEAR BUILT

