



CUSHMAN &
WAKEFIELD

Colorado Springs
Commercial

922 HAILEY LN

PUEBLO WEST, CO 81007

RETAIL SPACE FOR LEASE
2,000 SF WITH DRIVE -THRU



2,000 SF WITH DRIVE -THRU AVAILABLE
RETAIL SPACE FOR LEASE
IN PUEBLO WEST, CO HUB



PARKING RATIO
6:1,000 RSF



LEASE RATE
\$28.00 per RSF NNN



ZONING
RE-COMM
(Real Estate -Commercial)



OPERATING EXPENSES
\$7.75 per RSF (2025 Est.)

**AVAILABLE
SPACE**

SUITE D
2,000 SF



**BUILDING & MONUMENT
SIGNAGE AVAILABLE**



YEAR BUILT
2017

MARKET DEMOGRAPHICS



HOUSEHOLDS

1 MILE	3 MILES	5 MILES
593	6,437	18,484



POPULATION

1 MILE	3 MILES	5 MILES
1,700	17,284	47,647



AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$95,836	\$98,728	\$89,803

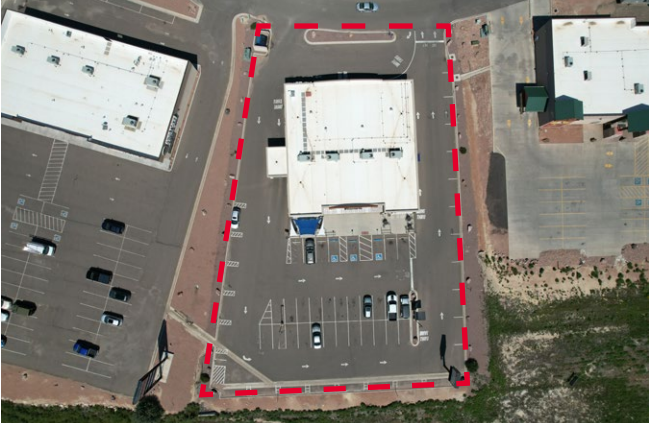


MEDIAN AGE

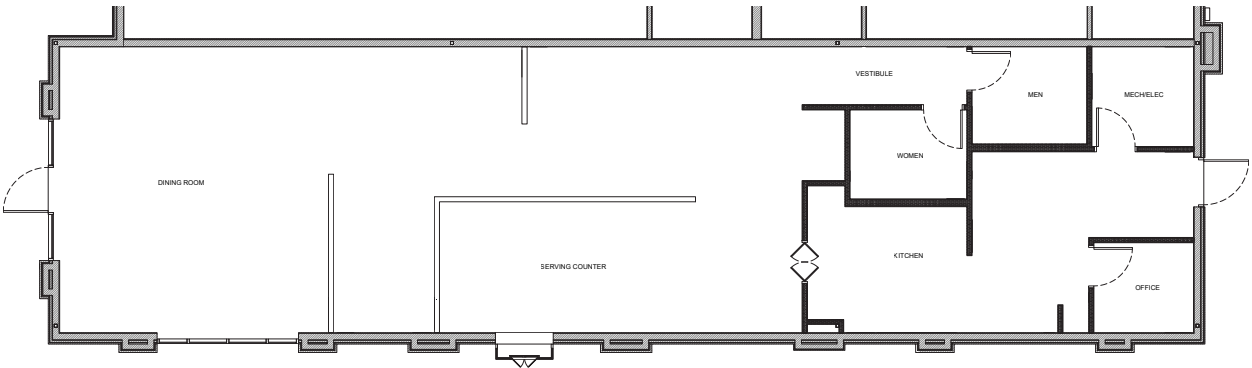
1 MILE	3 MILES	5 MILES
37.1	39.5	39.5

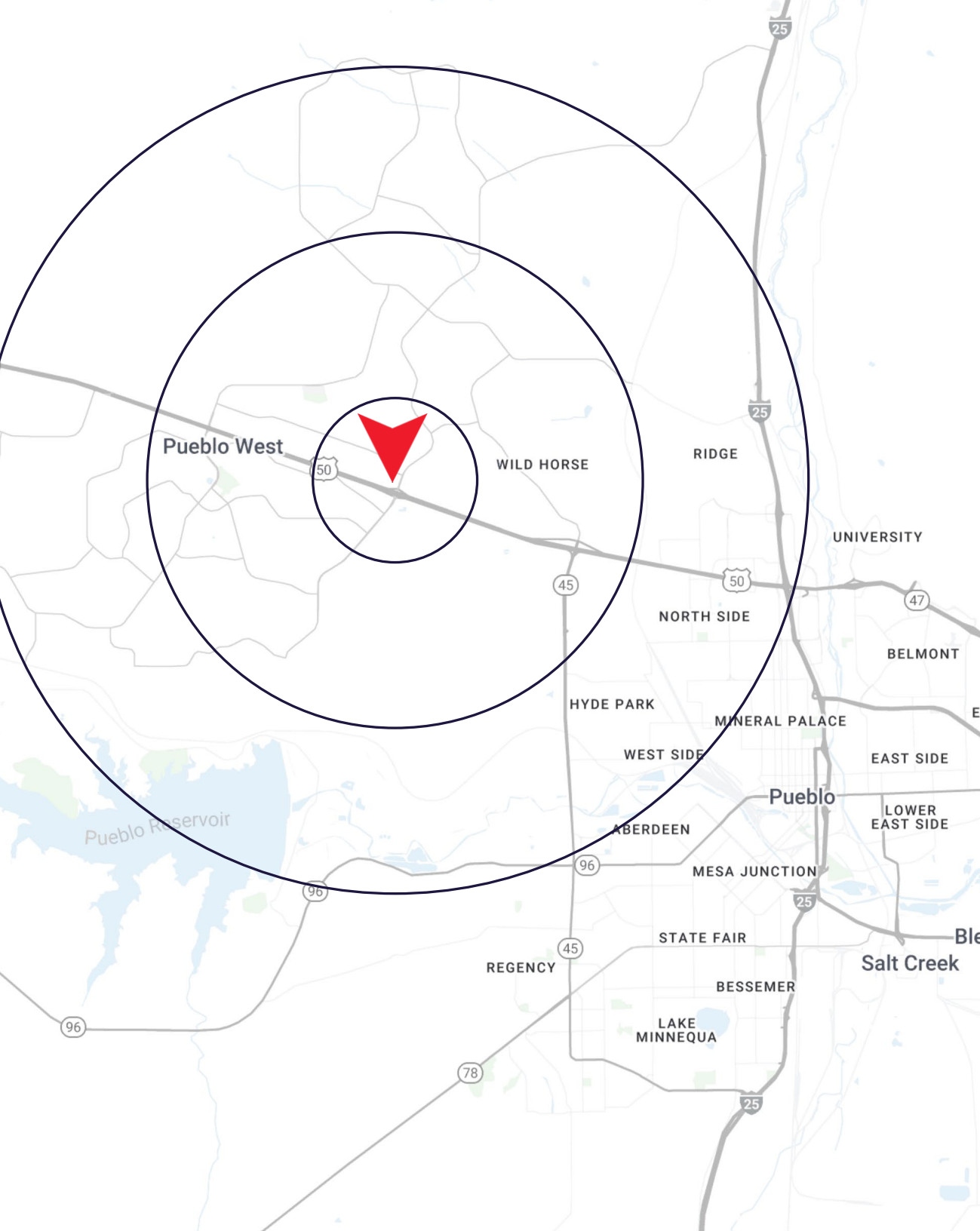
PUEBLO WEST IS THE FASTEST
GROWING SUBURB IN THE
PUEBLO AREA WITH A

75% INCREASE IN LOCAL
RESIDENCE OVER
THE LAST 10 YEARS



FLOORPLAN | SUITE D





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