

COMMERCIAL BUILDING FOR SALE

TRENT PROPERTIES GROUP



PROPERTY SUMMARY

LIST PRICE: \$495,000

BUILDING SF: 2,120 SF
MAIN: 1,258 SF
BASEMENT: 862 SF

LOT SIZE: 12,000 SF

ZONING: MX-L

YEAR BUILT: 1951

2025 TAXES: \$3,518

**5 SWOPE AVE
COLORADO SPRINGS, CO 80909**

FEATURES

The main floor is a comfortable and flowing 1,258-square-foot office space with reception/front office, conference room, three large offices, and bathroom. The 862-square-foot basement is framed out and ready for finishing. Front and back fully paved and fenced providing plenty of parking or equipment storage.

Centrally located close to Memorial Park, Downtown, and Highway 24.



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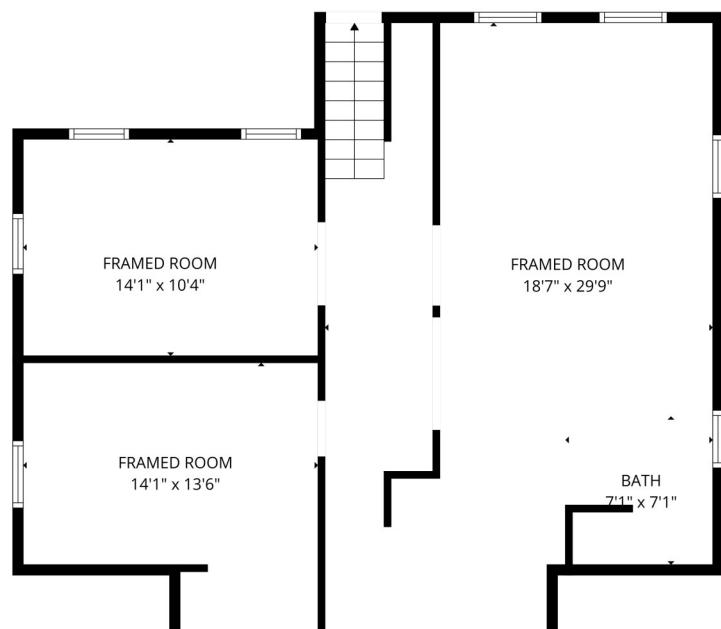
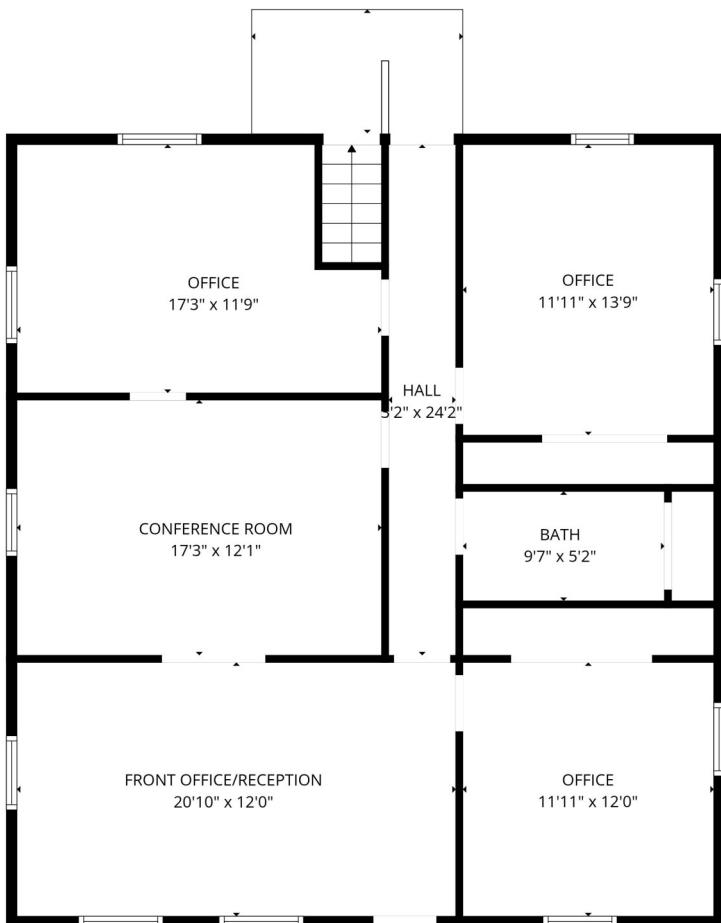
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All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale and withdrawal without notice. PROSPECTS SHOULD CAREFULLY VERIFY EACH ITEM OF INFORMATION CONTAINED HEREIN.

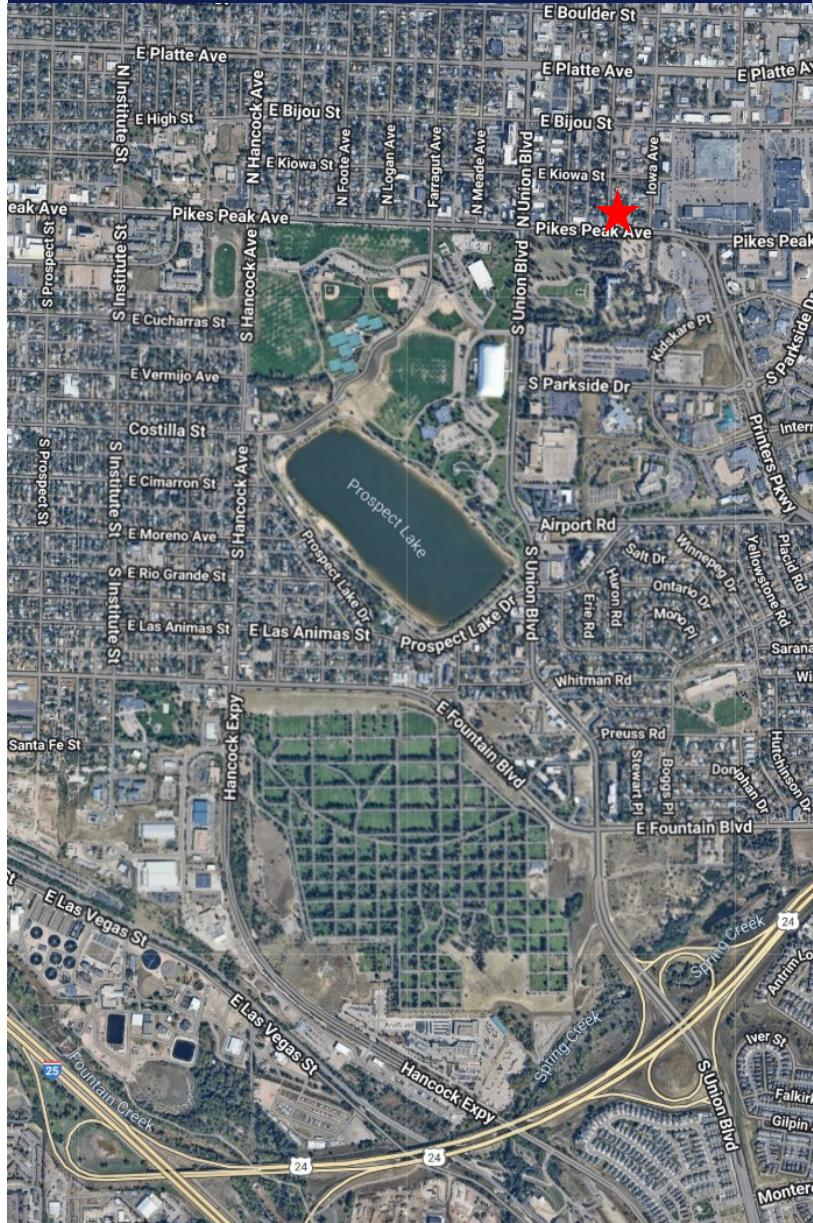
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FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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