



57 Mission Dr.
Pueblo West, CO 81007

Office Warehouse FOR SALE

\$889,000



This pristine Office Warehouse building in the Pueblo West Industrial Park is move-in ready with an ideal arrangement for most operators. The front offers accessible office space on the main level with a conference room, hardwalled offices and three ADA bathrooms. Upstairs, there are more offices, a full bath and a balcony.

The massive open warehouse space is fully-insulated and walled with OSB. The ceilings are 16 feet and the roll-up door has a 14-foot clearance. There are two dock-high doors cut into the fully-fenced yard.

A natural gas forced-air furnace and AC unit serve the fully ducted warehouse and office areas.

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FEATURES

ZONING: 1-2 LIGHT INDUSTRIAL ✓

BUILDING SIZE: 7,458 SF ✓

LOT SIZE: 1 ACRE ✓

YEAR BUILT: 2008 ✓