

FOR LEASE!

Former Sealy Mattress Facility
With **Outside Storage!**

±72,000 SF Industrial Manufacturing Building

6275 Lake Shore Ct

Colorado Springs, CO 80915



- Docks & Drive-In Doors
- Mezzanine, break room with restrooms
- New LED Lighting
- Fire sprinklers
- Easy access to Powers Blvd & US Hwy 24, minutes to I-25
- Potential uses include manufacturing, distribution, warehouse & storage
- New Bathrooms
- OUTSIDE STORAGE!

Property Details

Lease Rate	\$8.95 NNN
Lot Size	5+ Acres
Building Size	±72,000 SF
Ceiling Height	Up to 20' (Main)
Zoning	I-2, El Paso County
Power	4000+ Amps
Loading Doors	Nine (9) Dock-high, Four (4) Ground-level
Column Spacing	50' + 30'
Fire Sprinklers	Yes

LEASE ALL OR PART

NAI Highland

Commercial Real Estate Services, Worldwide.

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SCAN ME

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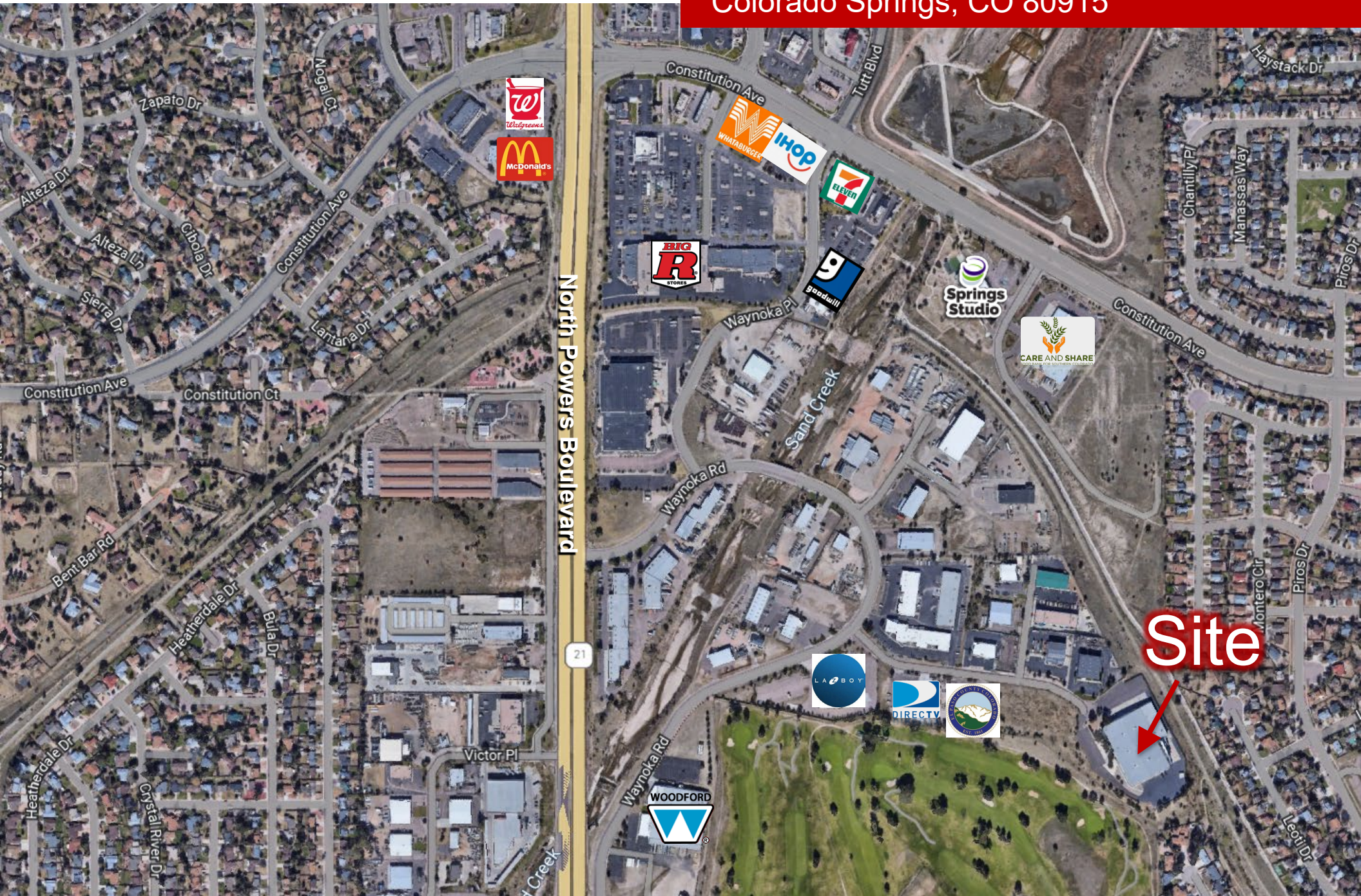
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Site Aerial

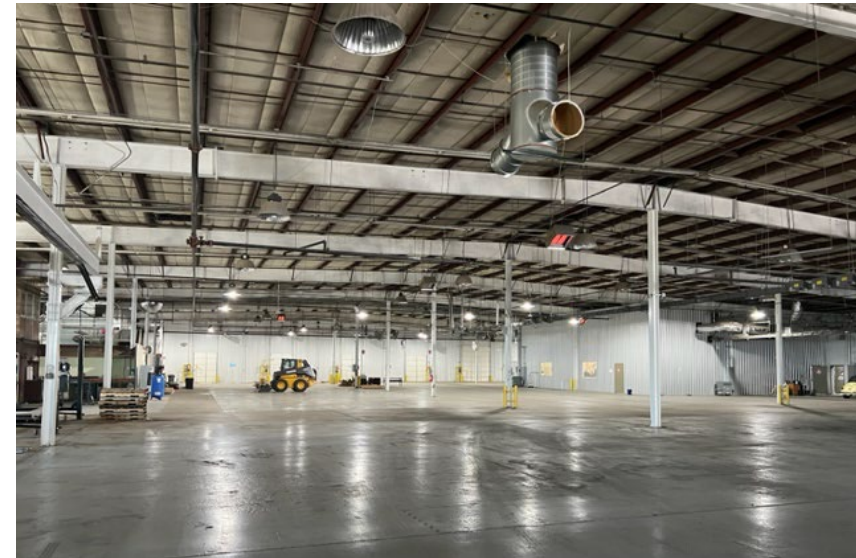
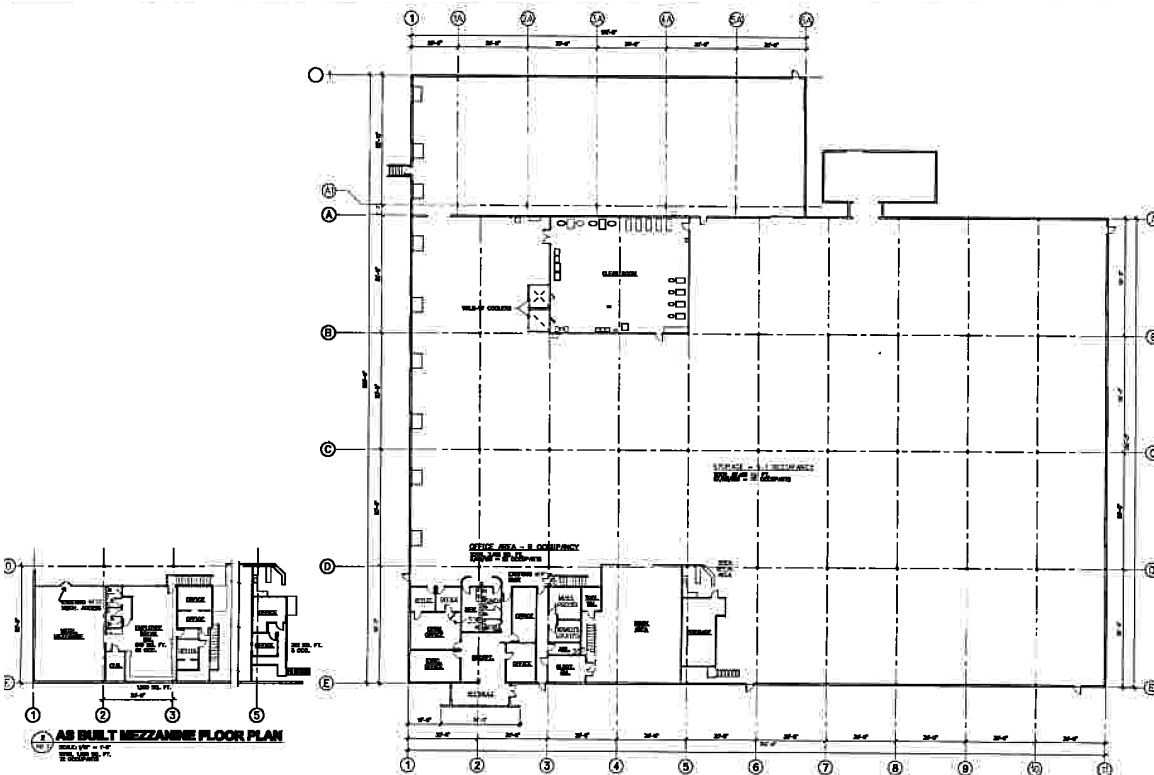
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Site

Property Photos & Site Plan

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