



FOR LEASE/SALE

Edison Business Center, 4620 & 4680 Edison Ave.
Colorado Springs, CO



LEASE INFORMATION:

Office \$6.00 psf, NNN (est. \$2.13 psf)
4620 Edison Ave.

Unit A: 2,453 SF – 7 offices, work area, conference room, server room, storage, private men's and women's restroom

~~Just Leased Unit B: 929 SF – large office, open area, storage, common shared men's and women's restroom~~

Unit C: 1,640 SF – reception, 3 offices, open area, break room, storage, shared men's and women's restroom

Unit K: 775 SF – Large open space, shared men's and women's restroom

Industrial Office/Showroom/Warehouse \$6.50 psf, NNN
4680 Edison Ave.

Unit E: 1,700 SF – reception, 2 offices, open area, warehouse, 10' rollup, private men's and women's restroom, 3-phase

SALE INFORMATION: \$2,300,000

Zone: PIP-1

Built: 1973

Parking: 4/1000 (136)

Sale Includes Additional 1.72 Acre Lot to the North, with Development Plan

For more information contact:

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