



RESTAURANT FOR SALE TURN-KEY OPPORTUNITY

310 S ACADEMY BOULEVARD
COLORADO SPRINGS, CO 80910

LIST PRICE: \$950,000 + FFE



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PROPERTY OVERVIEW

310 S ACADEMY BLVD
COLORADO SPRINGS, CO 80918



BUILDING TYPE
RETAIL/RESTAURANT

SIZE 5,855 SF

LOT SIZE 1.15 ACRES

ZONING MX-M AO

BUILDING CLASS D

BUILT 1979

SEATING 180

PARKING 28+ SPOTS

COUNTY EL PASO

TRAFFIC COUNT

S ACADEMY BLVD 44,977 (24)
AIRPORT RD 12,683 (24)

PROPERTY OVERVIEW

THIS ESTABLISHMENT HAS OPERATED AS PUEBLO VIEJO FOR ALMOST 10 YEARS. THE BUILDING IS APPROXIMATELY 5,855 SF AND SITS ON 1.15 ACRES. THE DINING AREA CURRENTLY SEATS 180 WITH AN OVERSIZED ENCLOSED PATIO. THE KITCHEN IS FULLY EQUIPPED TO INCLUDE TWO OVERSIZED WALK-IN COOLERS. THIS RESTAURANT IS THE PERFECT TURN KEY OPPORTUNITY.

RE/MAX
COMMERCIAL
PROPERTIES, INC.

RE/MAX Properties, Inc. 102 S. Tejon St., Suite 101
Colorado Springs, CO 80903

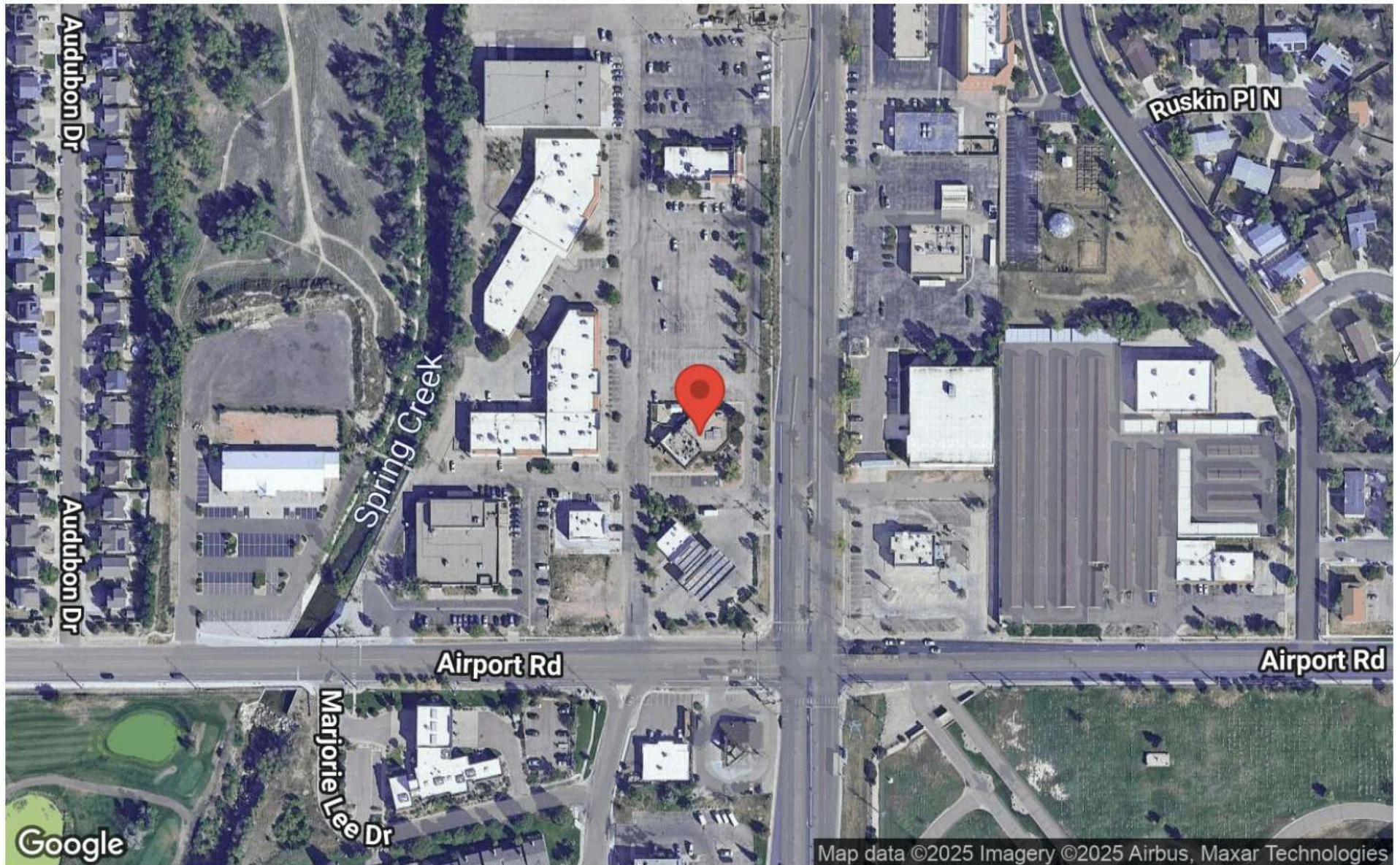
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AERIAL MAP

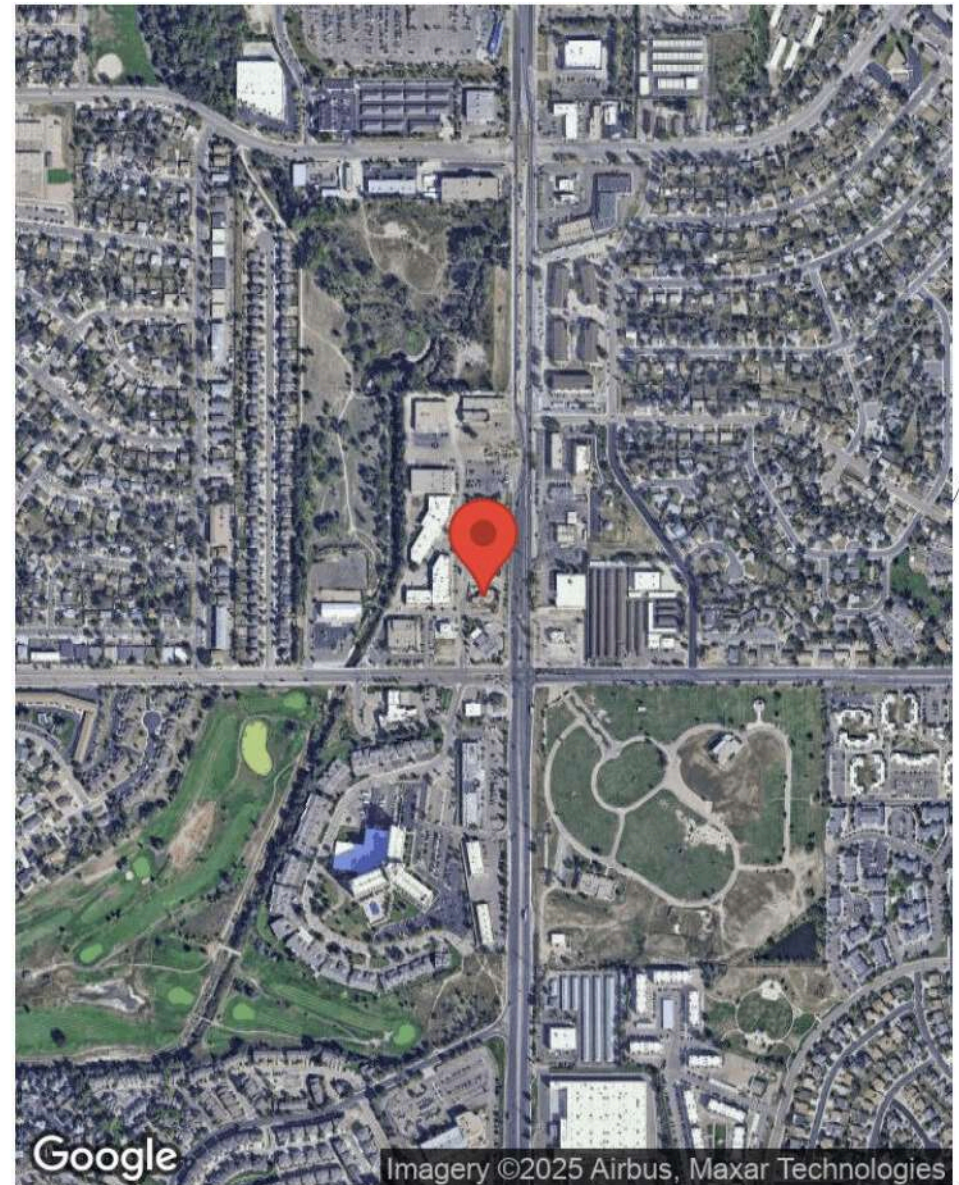
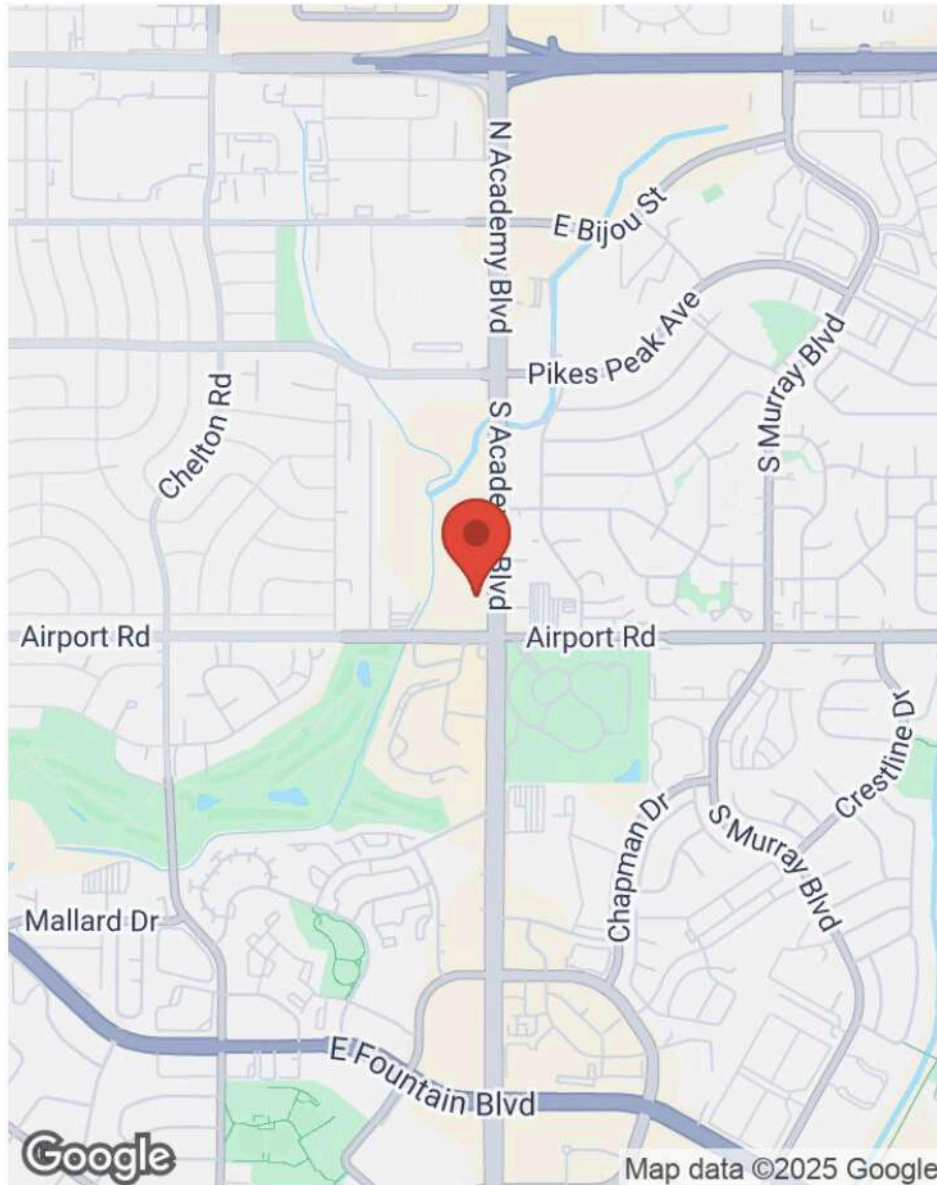
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The calculations and data presented are deemed to be accurate, but not guaranteed. They are intended for the purpose of illustrative projections and analysis. The information provided is not intended to replace or serve as substitute for any legal, accounting, investment, real estate, tax or other professional advice, consultation or service. Users should consult with a professional in the respective legal, accounting, tax or other professional.

LOCATON MAPS

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DINING PHOTOS

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EXTERIOR/PATIO PHOTOS

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KITCHEN PHOTOS

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