

# Professional Kitchen Stations for Lease

1753 S 8TH STREET, COLORADO SPRINGS, CO 80905



## Overview

Professional kitchen space available for rental. Four workstations available. Amenities include: three Blodgett "double stack" gas ovens (six ovens total), two Hobart 20 quart mixers, professional microwave, induction stoves, configurable stainless-steel workstations (22' x 30" per station), True Freezers, dry storage, 7' x 12' oven hood, 9' x 12' walk-in cooler, three-compartment sink, janitor sink, prep sink, and lots of daylight. The loading area (dock) is 10' from the walk-in cooler.

New electrical, plumbing, walls (FRP), and floor. 208/220 outlets available.

Operating 24/7. Available for full-time or part-time tenants.

Food trucks welcome. Overnight parking allowed.

Adjacent spaces include a patio and large common space, ideal for classes and/or open houses.

Pricing: Workstation pricing begins at \$275 per month. Multiple eight-hour shifts per week are available. Six-, twelve-, twenty-four-, and thirty-six-month leases also available. All shifts are scheduled to ensure that tenants are guaranteed time and equipment access in an efficient manner.

## Property Details



### Lease Rate

\$275 / Month  
(+ Utilities)



### Space Available

4 Workstations



### Kitchen Size

1,733 SF

Rev: August 29, 2023

### Our Network Is Your Edge

All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.

### Jayme Wilson

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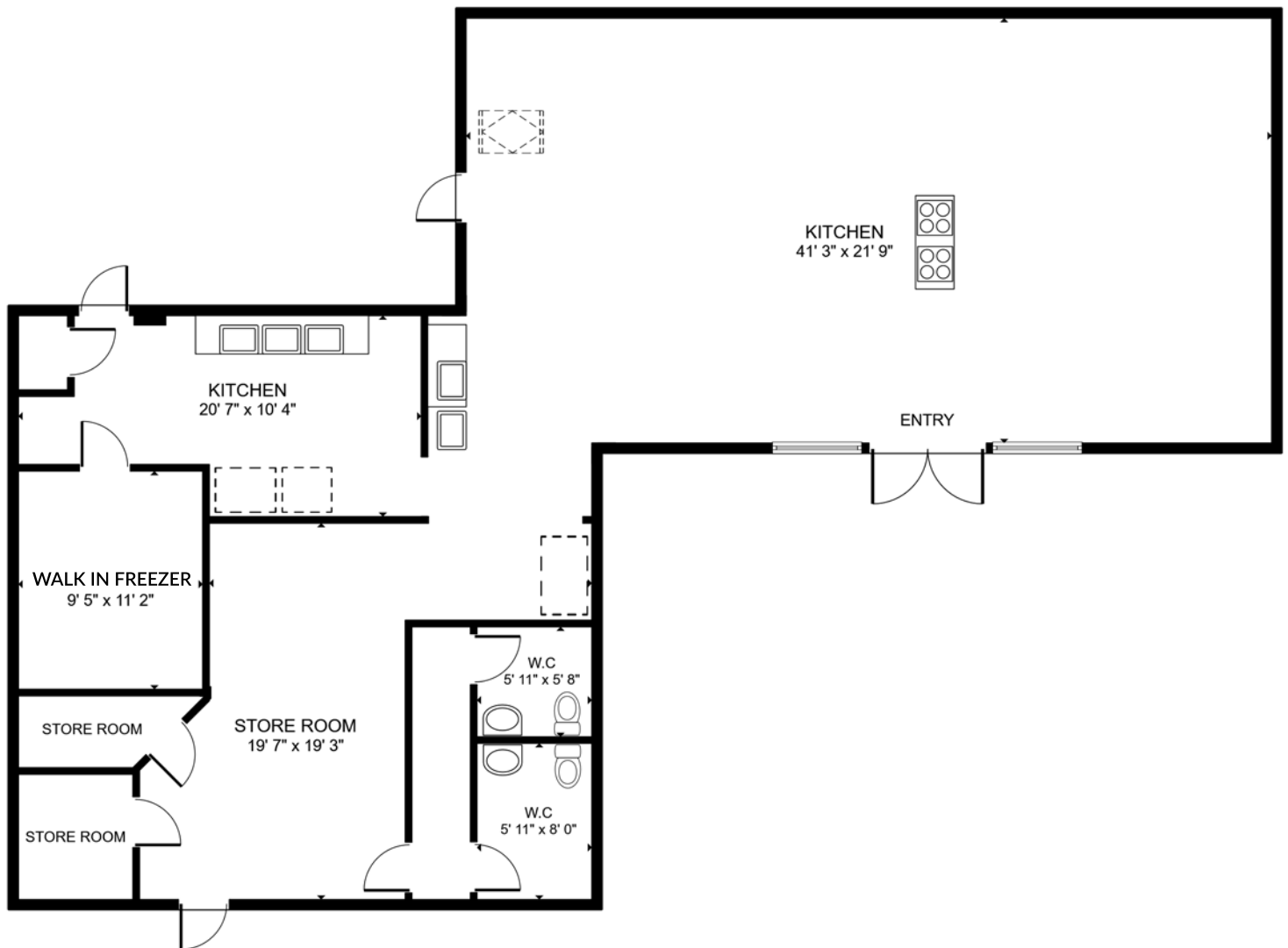
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FLOOR PLAN

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1753 S 8th St, Colorado Springs, Colorado, 80905

## DEMOGRAPHICS



66,267  
Population



42.3  
Median Age



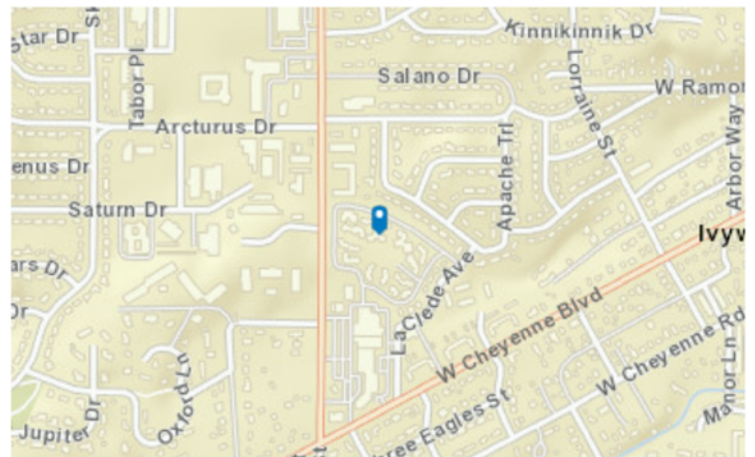
2.1  
Average  
Household Size



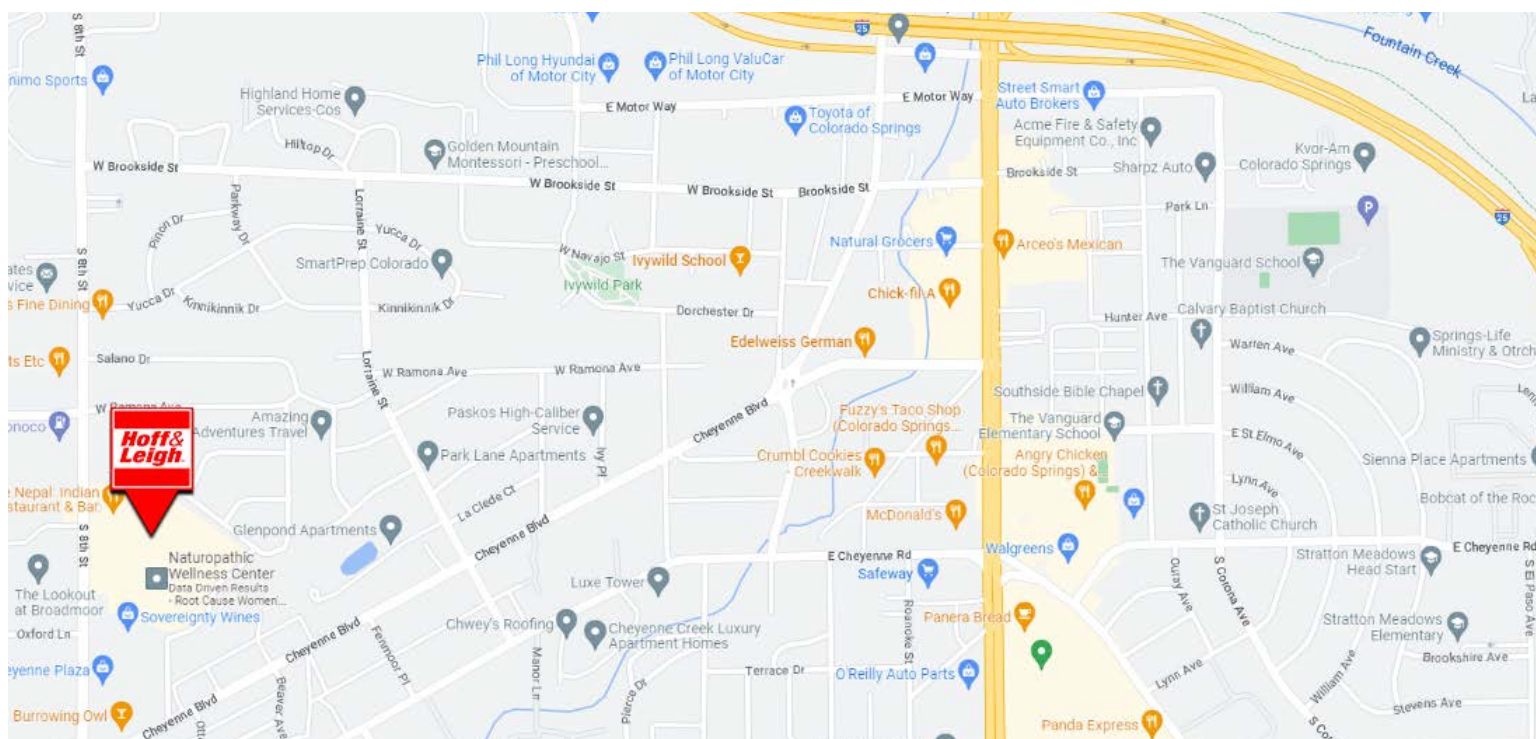
\$59,353  
Median Household  
Income

## TRAFFIC COUNT

Cross street	Traffic 1	Distance
Apache Trl	394	0.2
Oxford Ln	13,074	0.2
Otter Ave	6,529	0.2
W Ramona Ave	232	0.2
Fenmoor Pl	6,800	0.2



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