

# Office Space for Lease

2590 VICKERS DRIVE, COLORADO SPRINGS, CO 80918



## Overview

2590 Vickers Drive Suite C – your next success story in Colorado Springs! Perfectly positioned between Union and Academy, this versatile maker space features an adaptable open floor plan designed to fuel creativity and collaboration. Don't miss your chance to elevate your business in this sought-after location – seize the opportunity and Contact Guy Cox or Chris Myers to set up a tour.

Suite:	Size:	Price:
C (Available 1/1/2024)	400 SF	\$1,000/month (Gross)

## Highlights

- Private Entrance
- Open Floor Plan
- Central Location
- Monument Signage

## Property Details



**Lease Rate**  
\$1,000/month  
(Gross)



**Space Available**  
400 SF



**Building Size**  
5,120 SF



**Lot Size**  
0.5 Acres



**Zoning**  
OC

Rev: September 26, 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.

### Guy Cox

C: 719.357.7494  
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GCox@HoffLeigh.com

### Chris Myers

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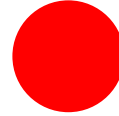
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## DEMOGRAPHICS



106,760  
Population



37.8  
Median Age



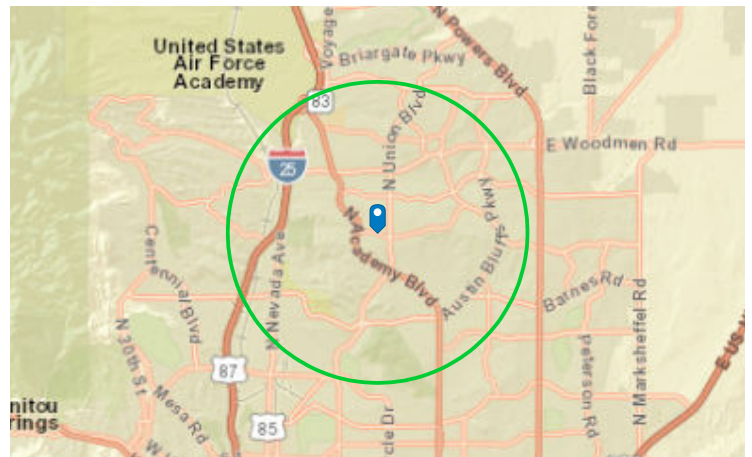
2.4  
Average  
Household Size



\$76,117  
Median Household  
Income

## TRAFFIC COUNT

Cross street	Traffic 1	Distance
Tuckerman Dr	7,600	0.1
Vickers Dr	2,300	0.2
Vickers Dr	1,212	0.2
Lyncrest Dr	3,163	0.3
N Union Blvd	7,724	0.3



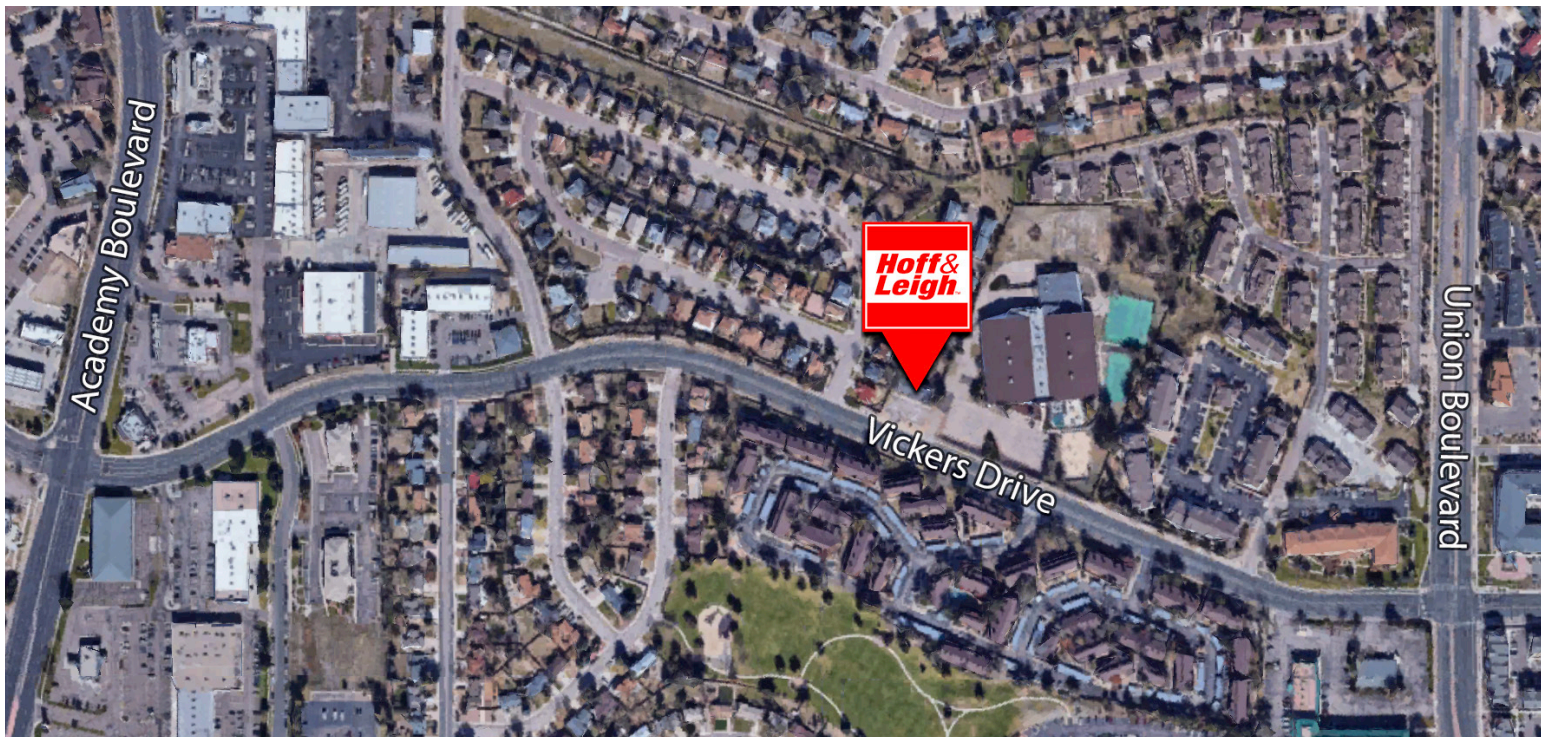
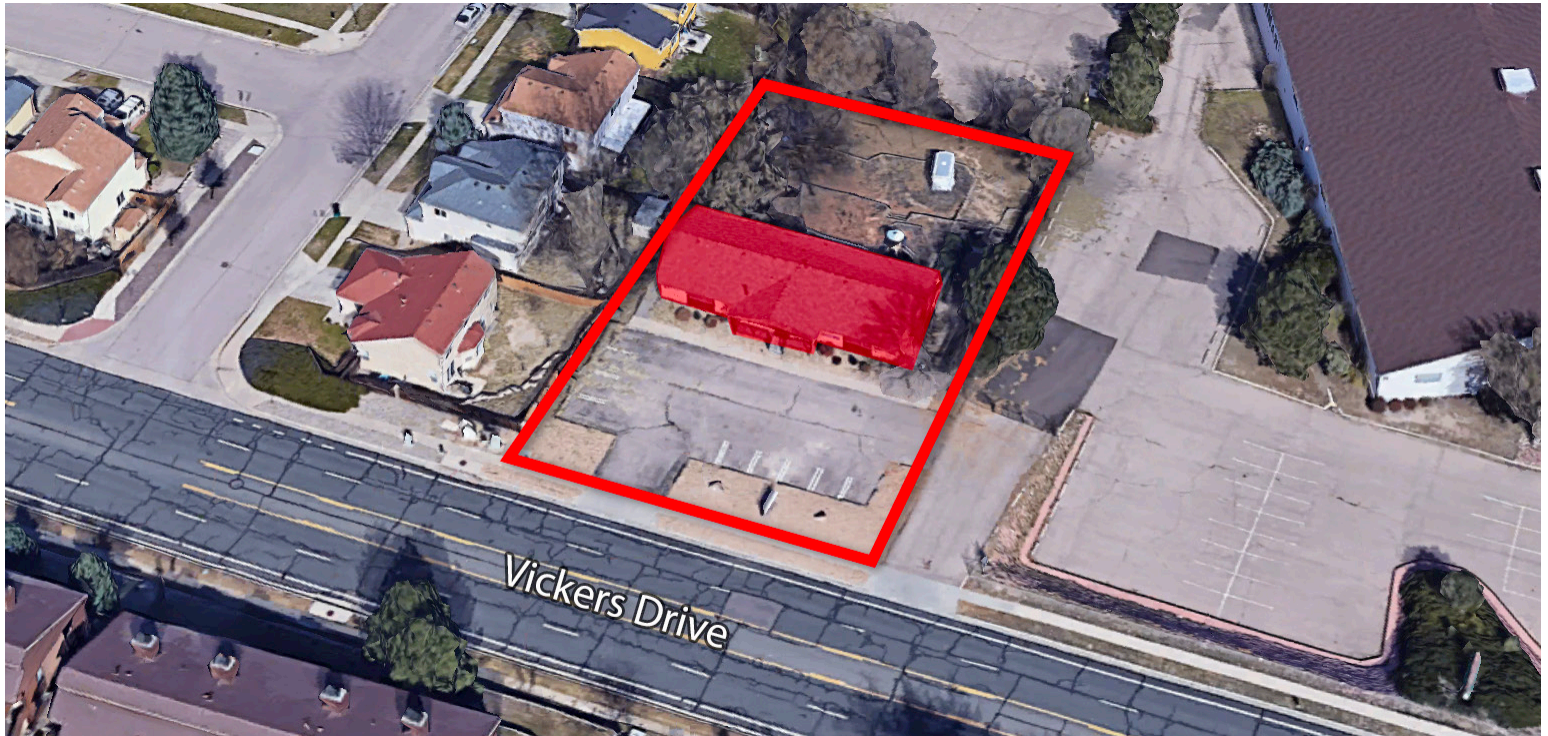
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