

NORWOOD

dreams

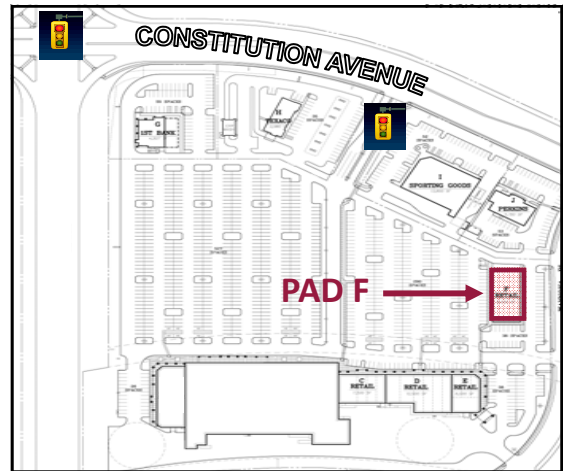
together

people

Constitution Place Commercial Site - Pad F

Southeast corner of Powers Boulevard and Constitution Avenue
Colorado Springs, Colorado

BUILD TO SUIT OR GROUND LEASE



TRAFFIC COUNT**		
Street Counted	Cross Street	Daily Traffic Volume
Powers Blvd.	Constitution Ave.	65,562
Constitution Ave.	Powers Blvd.	36,584

**City of Colorado Springs, Transportation Department

AREA DEMOGRAPHICS*			
	3 Miles	5 Miles	7 Miles
Population	92,271	199,034	310,941
Households	35,119	77,568	121,381
Household Income	\$74,028	\$71,306	\$71,531
Median Age	32.91	32.83	32.94

*Source: Claritas Inc., November 2007

Size

Pad site of +/- 35,000 SF

Zoning

PBC

Amenities

- Situated in one of the busiest intersections and fastest growing communities.
- The site's visibility and central accessibility to all of Colorado Springs makes it a desirable retail "hot spot".
- Amid a mix of established entertainment, restaurants and national and local retailers.

Represented by:

NORWOOD LIMITED, INC.

111 S. Tejon Street, Suite 222

Colorado Springs, CO 80903

Office: (719) 593-2600

Facsimile: (719) 633-0545

www.norwoodinteractive.com

Disclaimer: All information furnished regarding the property for sale or lease is obtained from sources deemed reliable. No representation is made as to the accuracy thereof and is submitted subject to errors, omissions, change of price, lease rates or other conditions, prior sale, lease or withdrawal without notice.

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Come join these and other national retailers along the growing Powers Corridor...

Bed Bath & Beyond
Best Buy
Cinemark Theater & IMAX Theatre
Circuit City Cost Plus
Costco
Dick's Sporting Goods
Hobby Lobby
JC Penney
Jo-Ann
Johnny Carino's
Kohl's
Linens N Things
Lowe's Home Improvement
Mardel's
Men's Warehouse
Michael's
Mimi's Café
OfficeMax
Old Navy
Old Chicago
Panera Bread
PetsMart
Pier 1 Imports
Red Robin
Ross Dress For Less
Rock Bottom Brewery
Safeway
Staples
Super Target
TJ Maxx & More
Wild Oats



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