

FOR SALE | Office Building on N. Academy



2950 N Academy Blvd
Colorado Springs, CO 80925



NAL Highland

PROPERTY OVERVIEW

This strategically located office building is a great owner-user opportunity listed below replacement value, featuring prominent frontage and great visibility along the north Academy corridor. With several leases already in place, it presents an excellent opportunity for an owner-user seeking both functional office space and additional rental income.

PROPERTY DETAILS

Building Size	7,263 SqFt
Lot Size	0.56 Acres
Zoning	MX-N
Year Built	1978
Taxes (2026 est.)	\$15,657.18
Available Space	Second Floor (±3,738 SqFt)

MAJOR PRICE REDUCTION

~~\$949,000.00~~



ASKING PRICE

\$749,000

(\$103.13 / SqFt)

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