

SPACE FOR LEASE

950 West Baptist Road

MONUMENT, CO 80132

RETAIL

BRAND NEW CONSTRUCTION!



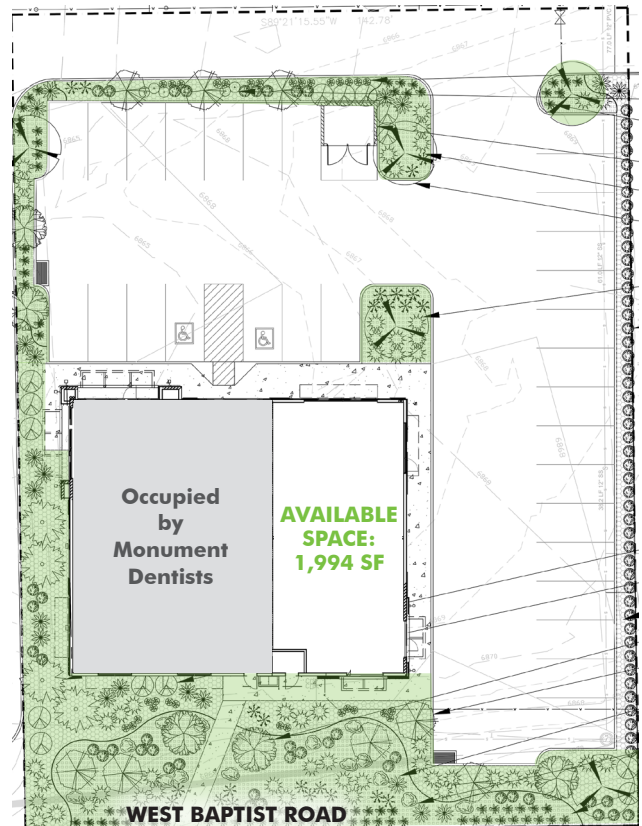
SPACE FOR LEASE

JACKSON CREEK MARKET VILLAGE

- + 1,994 SF space is available and would be perfect for a future restaurant or medical office.
- + Situated on West Baptist Road just past the light at Jackson Creek Parkway with ample parking and gorgeous mountain views.
- + Property is located adjacent to King Soopers anchored shopping center.

Property Details

NNN Estimate	\$8.69/PSF
Lease Rate	\$32.00/PSF
Building Size	4,991 SF
Space Available	1,994 SF



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Traffic Counts

West Baptist Road at Jackson Creek Parkway	10,595 VPD
East Baptist Road at West Baptist Road	9,373 VPD

2018 Estimated Demographics

	1 mile	3 miles	5 miles
Population	5,609	25,837	54,295
Average Household Income	\$164,674	\$146,125	\$146,077
Households	1,709	8,717	17,119

CONTACT

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