

# FOR LEASE

# 104 South Cascade Avenue

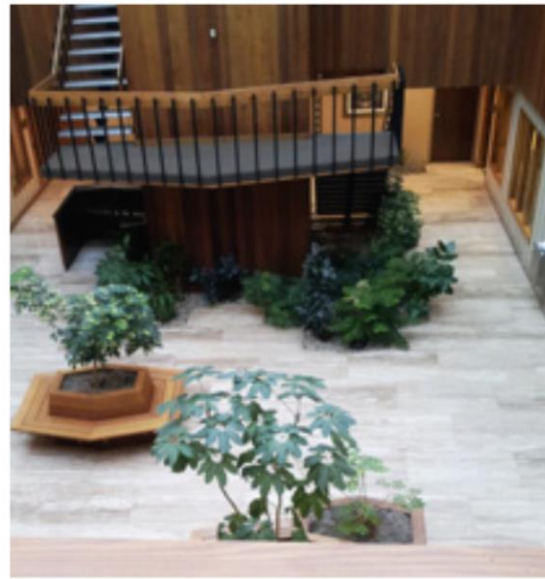
Colorado Springs, Colorado



## Sun Plaza

- Building Conference Room
- Men's Locker and Shower
- Parking: 5 per 1,000,
- \$75.00 per stall per month
- Free Visitor Parking
- On-Site Property Management

- Central Business District
- S.W. Corner of Colorado and Cascade
- Join our Professional Tenant Mix
  - Unified Title Co.
  - 5 Star Bank
  - Garvins Mortgage Group
  - Home Vantage Mortgage
  - Colorado East Bank & Trust
  - New America Funding



Suite No.	Size - SF	Lease Rate
110	7,291	\$15.00 NNN
110-A	6,110 W/H	\$10.00 NNN
204	2,285	\$14.00
209	1,346	\$14.00

NNN Expenses estimated at \$8.70 psf

For more information and inspection please contact:

**GARY HOLLENBECK**

(719) 630-2222

ghollenbeck@palmer-mcallister.com

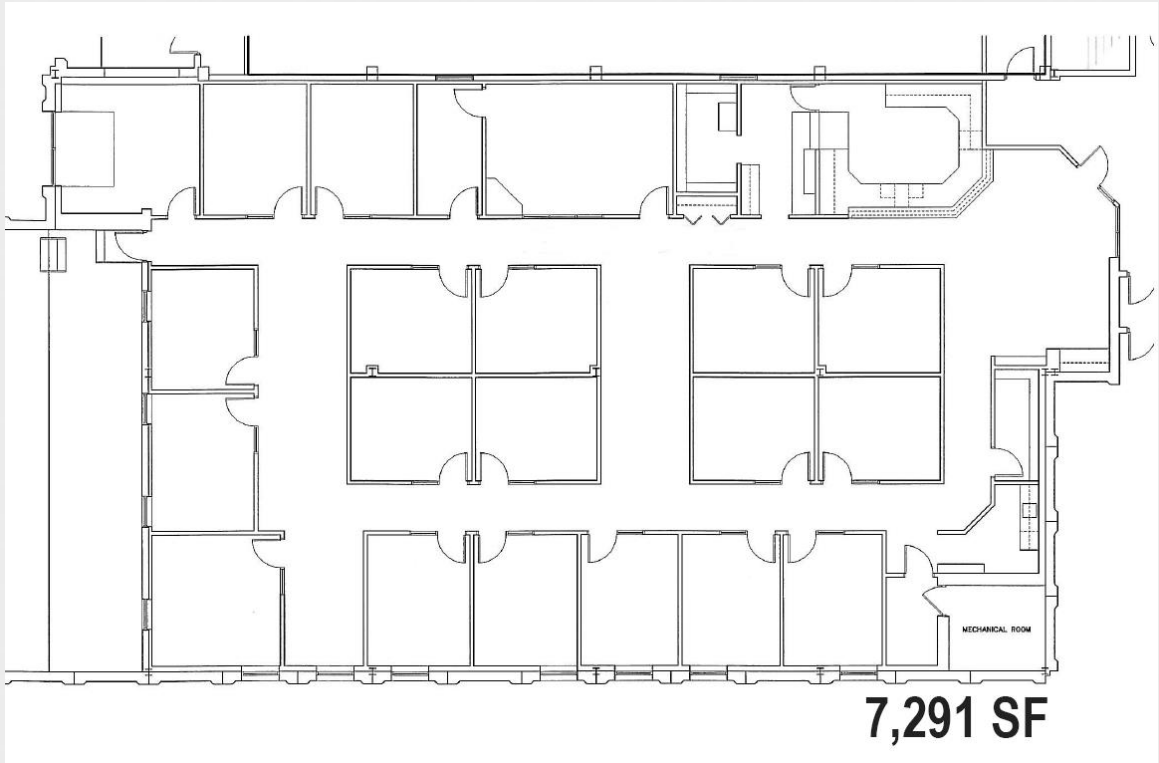
# Palmer McAllister

104 S. Cascade Ave, Suite 210, Colorado Springs, CO 80903

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

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