

FOR LEASE - El Paso Building Fourth Floor

3 South Tejon Street, Colorado Springs, CO 80903



Historical Downtown Office Building

PROPERTY HIGHLIGHTS

- Prominent downtown location
SEC of Pikes Peak and Tejon
- On-site parking
- Walking distance to restaurants,
retail and banks
- Main lobby upgrades
- Concept plans for
significant upgrades to space
(see attached)
- In-Suite restrooms & break area
- Great views of downtown and Cheyenne Mountain
- High ceilings
- Lots of natural light - skylights & large windows

FOURTH FLOOR SUITES AVAILABLE

North Suite:	1,915 SF
South Suite:	2,585 SF
Full Floor:	4,500 SF
Lease Rate:	Call Broker
TI Allowance:	Negotiable
Availability:	Immediate Subject to completion of Tenant Improvements

[*Click Here For Virtual Tour*](#)

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3 S. TEJON 4TH FLOOR - EXISTING LAYOUT
1/8" = 1'-0"



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Concept Plans



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Concept Layouts



Location

