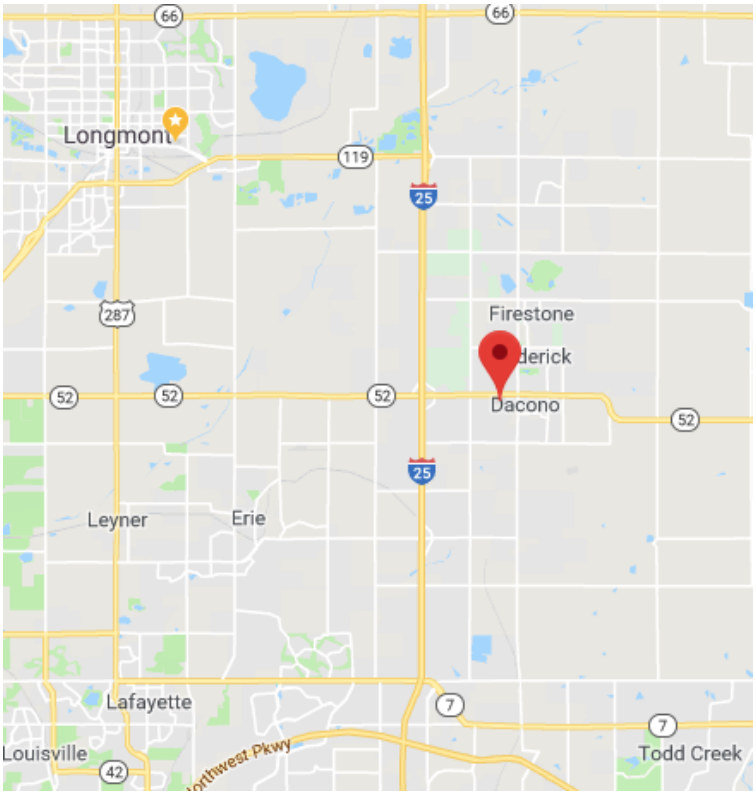
801 Flying Circle Boulevard Dacono, CO

BANK BUILDING W/ DEVELOPABLE LOT FOR SALE



PROPERTY FEATURES:

Site size	2.28 acres
Existing Bank	2,028sf
Year Built	2005
Construction	Module w/ brick facade
Traffic	22,000 vehicles/day
Zoning	C-1 commercial
Taxes	$14,035
Population:	127,000 within 10 miles 484,000 within 15 miles
Growth:	Tri-cities are growing by ~750 DU/year
Sale Price	$800,000

Ability to subdivide and create a separate 1.38 acre parcel fronting onto Hwy 52. Site plan is already approved for a 7,106sf commercial building on that lot.

Tim Conarro
303.746.1490
timconarro@gmail.com

JD Belanger
720-600-9084
jdbelanger1@gmail.com

Local knowledge. Proven results.

SUMMIT COMMERCIAL BROKERS

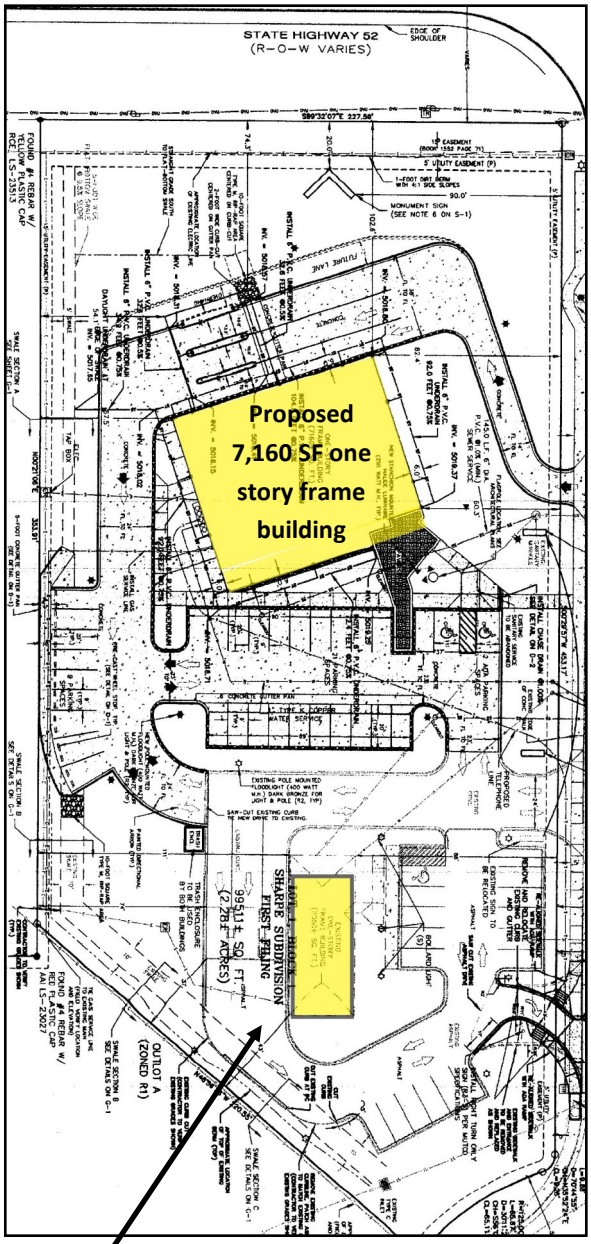
The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. You should conduct a careful, independent investigation to determine the suitability of the property for your needs.

801 Flying Circle Boulevard Dacono, CO

BANK BUILDING W/ DRIVE THRU FOR SALE

Aerial of site

Site plan showing the existing structure and the proposed 7,160 building



Existing 2,028sf Bank

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