



Office Owner-User Opportunity

1405 Potter Dr | Colorado Springs, CO 80909
Reception area, private offices, open work area, and kitchenette

For Sale

\$550,000

Building

4,000 SF

Zoning

MX-N

Year Built

1973

Overview

Well-located office opportunity in central Colorado Springs offering a flexible layout for an owner-user, service business, or repositioning strategy. The suite features a reception area, multiple offices, open work space, and a kitchenette, with the building currently vacant and ready for occupancy or renovation.

Key Highlights

- Approx. 4,000 SF single-story office building
- Approx. 0.39-acre site in central Colorado Springs
- Vacant and ready for owner-user occupancy or repositioning
- Reception area plus multiple offices and open work areas
- Kitchenette / break area and support rooms
- Convenient access near Academy Blvd and Platte Ave

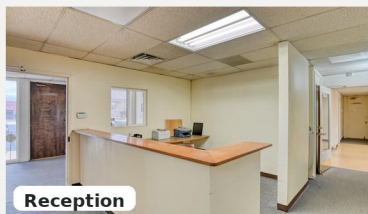
Property Details

Property Type	Office / Flex
Occupancy	Vacant
Site Size	0.39 Acres
Zoning	MX-N
Opportunity	Owner-User / Investment

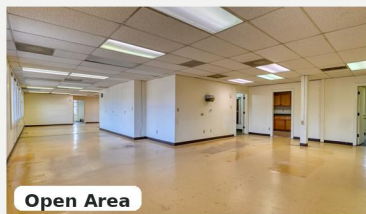
Location Advantages

Central Colorado Springs location with convenient access to Academy Blvd, Platte Ave, and surrounding office, service, and retail amenities. The layout supports a range of owner-user or investment strategies.

Property Photos



Reception



Open Area



Kitchenette



Private Office

Interested in learning more?

Contact Ampeli CRE for property details, tour scheduling, and pricing information.

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Information deemed reliable but not guaranteed.