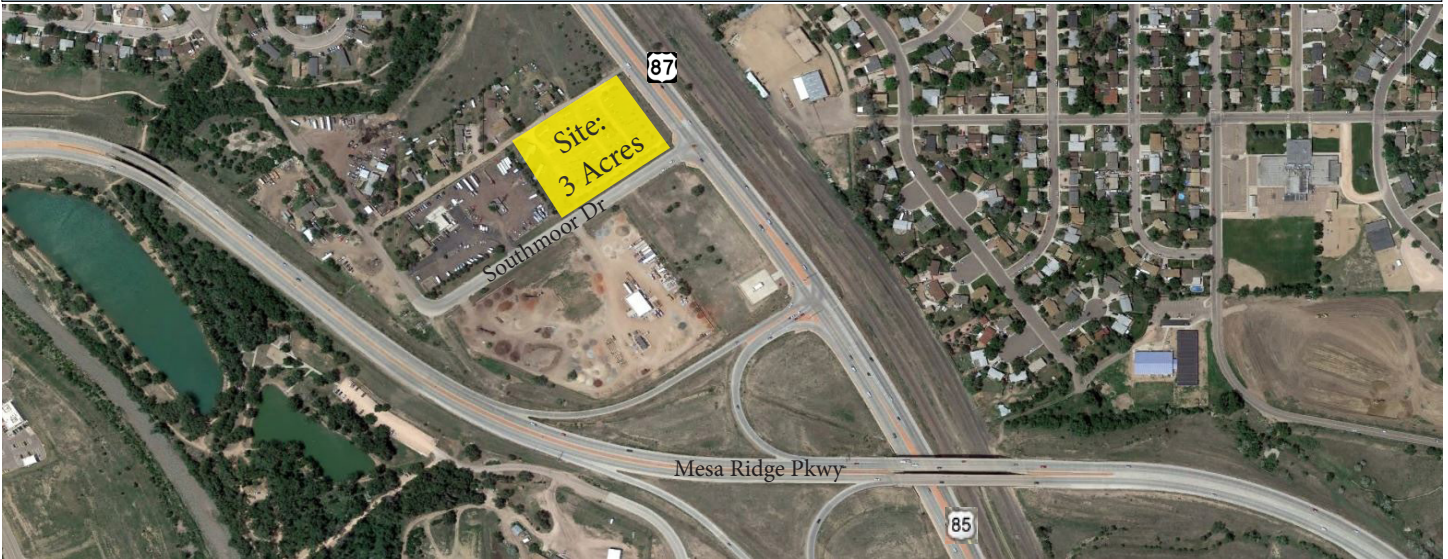


Land For Sale

7250 Highway 85-87
Fountain, CO 80817



Possible Location Uses:

- Mobile Home Park
- Self Storage Units
- Landscape Supply Business
- Uncovered Storage

PROPERTY FEATURES

PROPERTY SIZE	3 ACRES (1.65 Acres, 1.32 Acres)
SALES PRICE	\$6.00/SF
ZONING	C1
PARCEL #'s	6524400084, 6524400083

DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
EST. 2018 POPULATION	7,573	50,079	99,858
MEDIAN. HH INCOME	\$54,685	\$63,250	\$59,554

TRAFFIC COUNTS	
State Highway 16 / Mesa Ridge Pkwy	22,557 VPD

*Sourced by CoStar



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