

Clear Creek County Development Opportunities | 2016

Commercial Ground Idaho Springs

Location: Idaho Springs, 320 Hwy. 103	Zoning: Commercial One
Distance to I-70/US 40: Exit 240	Water: Public
City: Idaho Springs	Sewer: Public
Land Use: Former Middle School	Access: Hwy. 103
Possible Use: Hotel, Commercial, Retail, Multi-Family,	Topography: Sloping, flat
Price: \$3.25M	Improvements: 87,000 sq. ft. building
Size/Acres: 12 Acres	Electricity: Yes
Amenities: Close to the downtown Historic District, recreation hub, activities	Gas: Yes
Owner: Clear Creek School District RE-1	
Contact: Esther Kettering Cushman & Wakefield 303/312-4278	Comments: Future economic hub, great access, easy walk to town and Historic District, additional private property adjacent available, Enterprise Zone