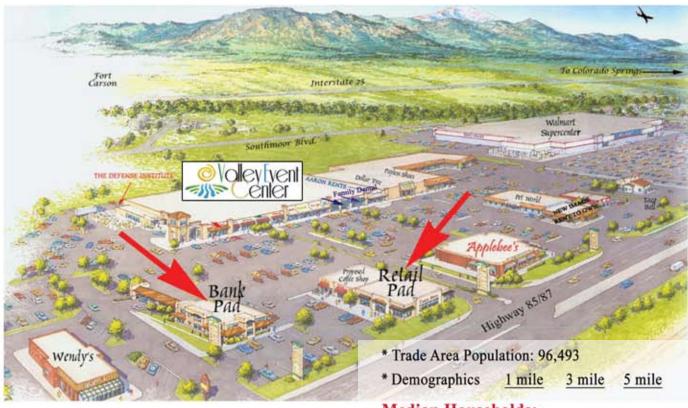
## Valley Event Center Pads

Bank and Retail Pad Sites in the Heart of the Fountain Valley
Between Applebee's and Wendy's on South Highway 85/87, Fountain, CO



- Prime Visibility & Location
- Just South of Wal-Mart on Hwy 85
- Between Applebee's and Wendy's
- the Mart @ Fountain shopping center directly behind pad sites
  - ask about lease rates for 1000 - 4000 sq ft

The Valley Events Center formerly called the Mart is located at the South and West end of the Strip Center and features over 26,000 SF of Expo, Exhibit, Events and Conference Space, plus a full service Child Care facilitywhich anchors the south end of this high trafic shopping area with Walmart to the north.

## Median Households:

Income: \$51,125 \$54,593 \$50,290 Population: 10,739 42,438 101,402

## Fort Carson (1.5 mile)

- \* 2009 19,500 Active Duty Troops on Fort Carson
- \* 2011 11,400 additional Active Duty Troops

21,287 Military Dependents

430 Civilian Personnel

692 Civilian Dependents

33,809 total

\* Daytime Population: 31,620

## Avg. Daily Traffic Count:

Hwy 85/87 (S Bound): 30,000 (N Bound): 18,900

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