

Colorado Springs – Nexus Commercial Realty, LLC, has closed the sale of 124 W Cheyenne Road, a 1,801 SF duplex for the sale price of \$375,000. Patrick Knowlton of Nexus represented the Seller .

This 1956 duplex offers a unique residential style feel being in the heart of the Broadmoor area. Both units are 2 bed/ 1 bath, come with great kitchen spaces and a decent sized living area. The property also has brick siding and has plenty of on-site parking for tenants to utilize.

124 W Cheyenne Road is conveniently located directly off W Cheyenne Road, between the cross streets of Woodburn Street & Lorraine Street. The property is minutes away from The Broadmoor Hotel and also offers easy access to Highway 115 & Interstate 25.

The Buyers plan to enjoy the steady cashflow from this asset.

Please call or email today to find out how we are different than the average apartment advisors.

#### About Nexus Commercial Realty, LLC:

Nexus is a full-service firm for the commercial real estate industry in Denver. Specializing in high caliber solutions developed for owners and investors, we deliver specialized services such as acquisitions, dispositions, seller representation, buyer representation, and consultation regarding commercial properties. We provide high caliber services to owners and investors delivered with the focused attention only a privately-owned firm can offer. With over 25 years of combined experience, our Colorado roots are deep because our market experience in commercial real estate is firsthand. This positions us to help clients reach their business and financial goals while ensuring their best interests are always protected. As a team, we might not appear as your typical brokerage - and that's by design. Even though we've been in the industry for more than two decades, we are as enthusiastic, energetic and collaborative as when we first started. At Nexus, there is no internal competition because our purpose is aligned. This reduces internal competition and makes us more productive on a per broker/agent basis. We love coming to work every day because we love helping our clients achieve their goals. You might find us in jeans instead of slacks, outside meeting people instead of in our office. We do things differently because we are different.

For more information, please visit [www.nexus-cr.com](http://www.nexus-cr.com).