



Major retail properties

- Markets at Mesa Ridge - Lots, Pads
- Gateway Center - Lots
- I25 Exit 128 Gateway Renewal District
- Lusardi Land Company - Land
- WalMart center
- Parkview - Land
- Cattail Marsh - Land
- Ventana - Land

(SEE ABOVE MAP)



Fountain Valley Quick Facts

SOURCE: ESRI

Median Household income 7 mile radius:

2010	\$58,621
2015	\$63,758
Population 2010:	88,461
Population 2015:	96,423
Average household size	3.03
Owner occupied	60.8%
Rentals houses	31.6%
Vacant houses	7.6%
Median age 2010	28.6
Median age 2015	29.3

Ethnicity:

Female	48.4%
Male	51.6%
White	66.1%
Hispanic	19.2%
Black	13.2%
American Indian	1.5%
Asian/Pacific Islander	3.9%
Other	8.05%
Two or More Races	6.8%

Marital Status:

Married	56.4%
Widowed	3.6%
Divorced	10.8%
Never married	29.2%

Education:

Adults had some college, degrees	
PhDs	59.0%
High School Graduates	31.7%
White Collar	55.9%
Services	20.6%
Blue Collar	23.5%

Housing Prices:

Average sale price of a 1511 sf single family home in 2012\$197,000

See www.PPAR.com

City Founded:1856

Elevation:5,546 feet

Weather Stats:

• Average Low/High Temperature:28°/78°
• Annual Avg. Days of Sunshine:275
• Annual Average Humidity:38-68%
• Annual Avg. Snowfall/Precip:26.2"/15.42"

Largest Employers:

- Fort Carson Army Post, Peterson AFB
- Ingersoll Rand
- Adesa Auto Wholesale Auction
- RMB Manufacturing
- Advantage Logistics
- Pavestone Manufacturing

Business Base:

Over 600 businesses including Lowe's, Walgreen's, Safeway, Applebee's, restaurants, medical offices, dentists, & other family services

Daycare:

31 licensed daycare establishments

Cost of Living:

6.8% below national average (ACCRA 2011)