

\$345,000 - 3026 N Hancock Avenue, Colorado Springs

MLS® #8757307

\$345,000

2 Bedroom, 1.00 Bathroom, 876 sqft

Residential on 0.11 Acres

Papeton, Colorado Springs, CO

Step back in time and discover a piece of Colorado Springs history at this charming 2-bedroom, 1-bath home. Nestled on a generous lot, this property offers more than just a place to live—it tells a story. In addition to the cozy main home, you™ll find a rare historic tuberculosis hut still standing, a nod to the city™s past when fresh mountain air and wide-open spaces brought hope and healing.

The home itself provides modern comfort with thoughtful extras, including a 100 sq. ft. storage area in the crawl space—perfect for keeping life organized. Outside, the lot offers room to spread out, garden, or park your RV with ease. What truly sets this property apart is its R-5 zoning—a multi-family, high-density designation that allows for a variety of housing types. Whether you dream of keeping the property as a quaint single-family residence, adding a two-family dwelling, or exploring multi-family development opportunities, this lot offers flexibility and future potential.

Conveniently located in the heart of Colorado Springs, you™ll be just minutes from medical facilities, grocery stores, and a variety of restaurants. Whether you™re heading downtown, shopping locally, or exploring nearby trails, this central location makes everyday living simple.

This is more than a house—it™s an opportunity to own a piece of local history while enjoying the flexibility and convenience of modern life.



Built in 1911

Essential Information

MLS® #	8757307
Price	\$345,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	876
Acres	0.11
Year Built	1911
Type	Residential
Sub-Type	Single Family
Status	Active

Community Information

Address	3026 N Hancock Avenue
Subdivision	Papeton
City	Colorado Springs
County	El Paso
State	CO
Zip Code	80907

Amenities

Utilities	Electricity
# of Garages	4
Garages	None

Interior

Appliances	220v in Kitchen, Kitchen Vent Fan, Microwave Oven, Oven, Refrigerator
Heating	Baseboard
Cooling	Ceiling Fan(s)
Fireplaces	None
Stories	Ranch
Has Basement	Yes

Exterior

Exterior	Alum/Vinyl/Steel
Lot Description	Level

Roof	Composite Shingle
Construction	Existing Home
Foundation	Crawl Space

School Information

District	11-Colorado Springs
Elementary	Edison
Middle	Mann
High	Coronado

Additional Information

HOA Fees	0.00
HOA Fees Freq.	Not Applicable

Listing Details

Listing Office	Berkshire Hathaway HomeServices Colorado Real Estate, LLC
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