



Mark Flutcher
El Paso County Assessor

1675 West Garden of the Gods Rd, Suite 2300
8:00AM-4:30PM Monday - Friday
(719)520-6600 Fax:(719)520-6635

August 22, 2025

2025 INITIAL CERTIFICATION OF VALUE SUMMARY

CITY OF MANITOU SPRINGS

The current taxable assessed value for the tax boundary is **\$118,123,190**.

Number of Accounts by Property Group

Real Property	Mobile Homes	Possessory Interest	Natural Resources	Personal Property	State Assessed
2797	34	0	0	64	5

Authority Value by State Abstract Classification

Classification	Actual Value	Assessed Value
Residential	\$1,117,283,760	\$69,829,830
Commercial	\$112,218,045	\$30,298,760
Industrial	\$1,182,006	\$319,130
Agricultural	\$1,432	\$390
Vacant Land	\$14,512,354	\$3,918,480
Natural Resources	\$0	\$0
Producing Mines	\$0	\$0
Oil and Gas	\$0	\$0
State Assessed	\$50,950,640	\$13,756,600
Sub Total (Taxable)	\$1,296,148,237	\$118,123,190
Exempt	\$49,564,095	\$11,829,010
Grand Total	\$1,345,712,332	\$129,952,200

Authority Value by Tax Area

Tax Area	Actual Value	Assessed Value
HBH	\$1,131,208,897	\$82,613,050
HBA	\$10,897,693	\$1,306,270
FEL	\$0	\$0
HBL	\$796,788	\$215,140
HBK	\$70,894,332	\$12,779,840
SA_007	\$50,950,640	\$13,756,600
HBP	\$31,399,887	\$7,452,290
Taxable Total	\$1,296,148,237	\$118,123,190