



**AVAILABILITY**

SPACE AVAILABLE	1,260 RSF
LEASE RATE	\$18.00 / RSF / NNN
EXPENSES	\$12.91 / RSF

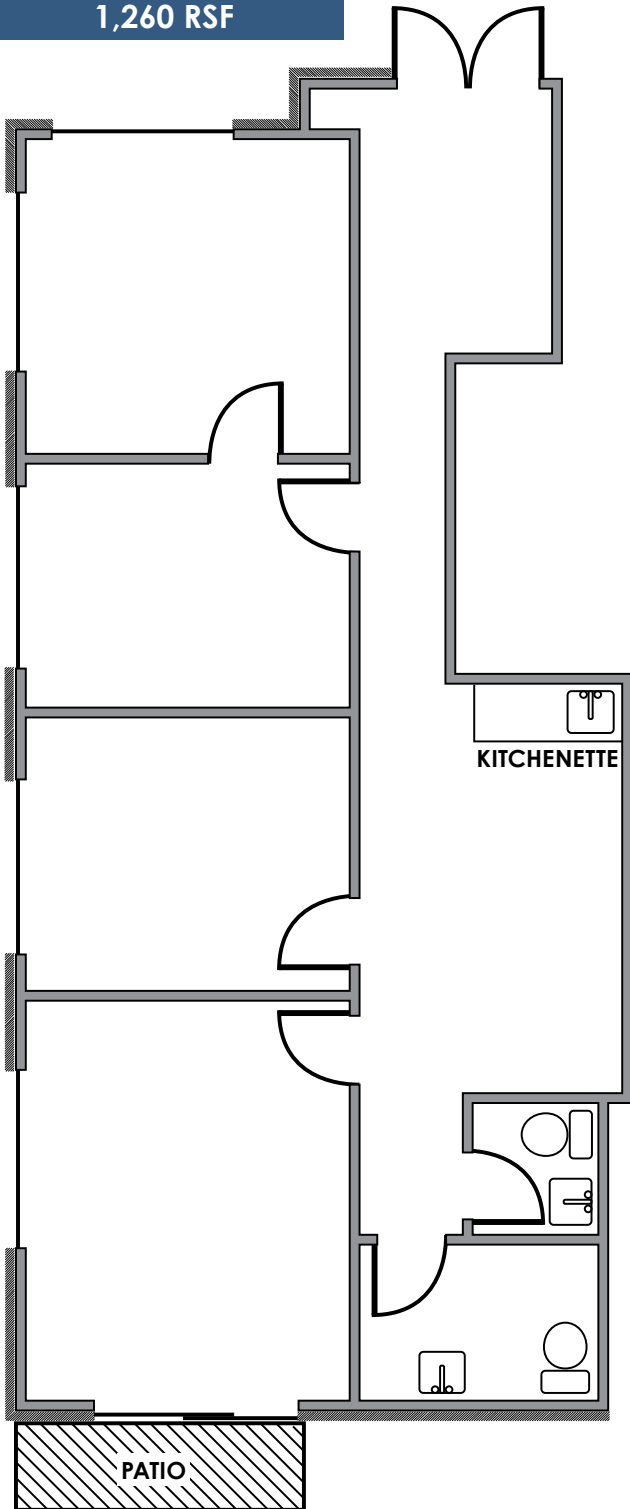
**PROPERTY FEATURES**

- Office Space for lease in Boulder
- Suite features 4 private offices and private entrance
- Brand new carpet, paint, and kitchenette
- 1 year lease term available
- Front and rear parking
- Two private restrooms
- 29th Street Mall, University of Colorado, and many other amenities close by.





1,260 RSF



For more  
information  
please contact

**BEAU GAMBLE**  
303.945.2028  
beaugamble@deancallan.com

**KEVIN NELSON**  
720.464.3950  
knelson@deancallan.com

**Dean Callan & Company, Inc.**  
1510 28th Street, Suite 200  
Boulder, Colorado 80303  
303.449.1420  
deancallan.com