



AVAILABILITY - SUITE 104A

SPACE AVAILABLE	3,559 RSF
LEASE RATE	\$16.00 / RSF / NNN
EXPENSES	\$5.89 / RSF
BUILDING SIZE	54,028 SF
PARKING	4:1,000 SF

PROPERTY FEATURES

- Office space available in Flatiron Park
- Expenses include utilities; interior janitorial not included
- Bike path and park located directly behind building
- Newly renovated lobby
- Local ownership & management
- Deli on site
- Upslope Brewery and OZO Coffee located next door



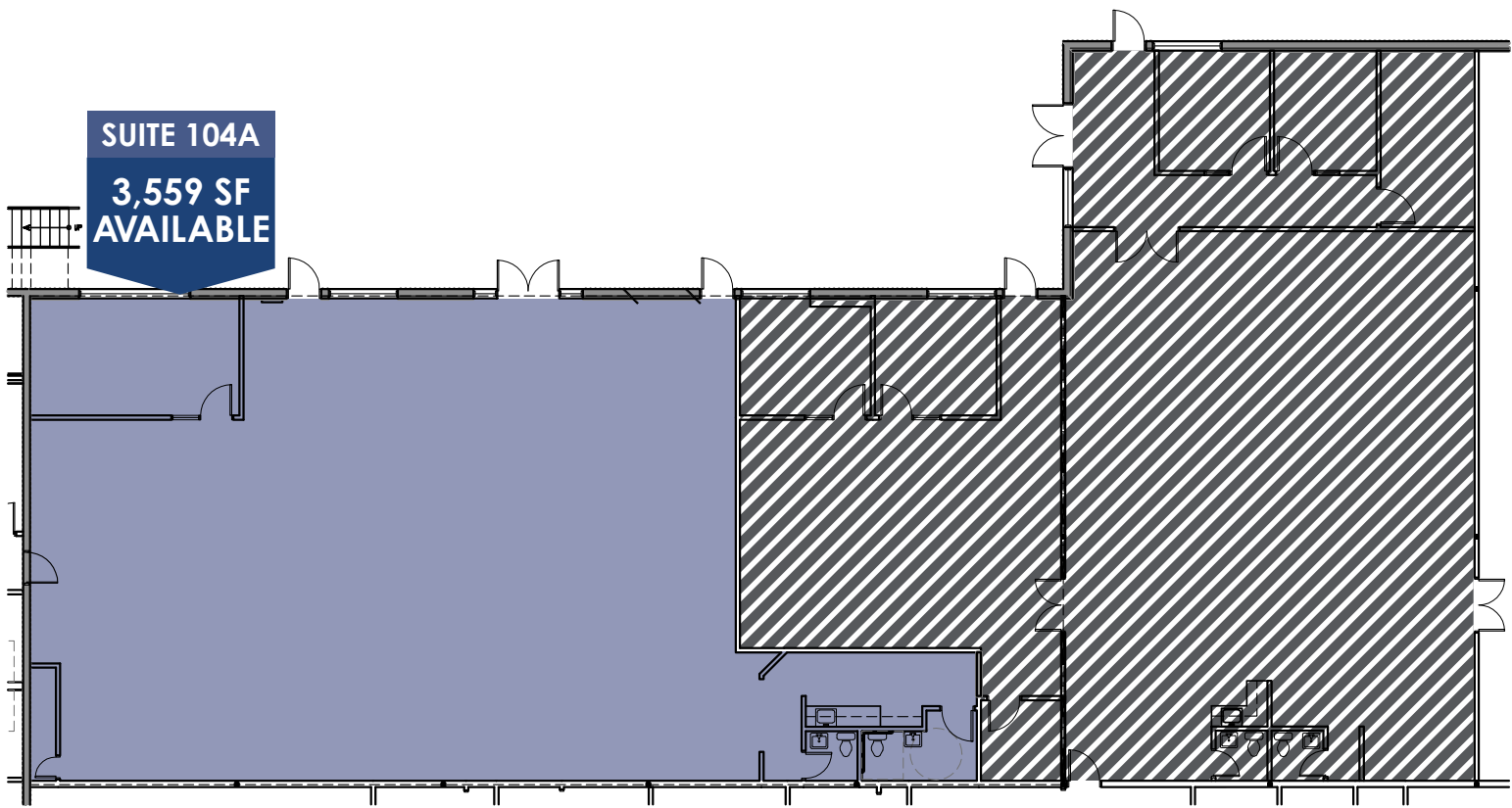
For more
information
please contact

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

SUITE 104A
3,559 SF
AVAILABLE



All information furnished regarding this property is obtained from sources deemed reliable. Dean Callan & Company, Inc. makes no representation, guarantee or warranty, expressed or implied, as to the accuracy thereof

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