

# OFFICE / WAREHOUSE / FLEX SPACE FOR LEASE

2120 Miller Drive / Longmont, Colorado 80501

TAKE THE   
**VIRTUAL**  
**TOUR**

THE CAMPUS  
 **LONGMONT**

## BUILDING HIGHLIGHTS

### UNIT B

15,770 RSF

### LEASE RATE

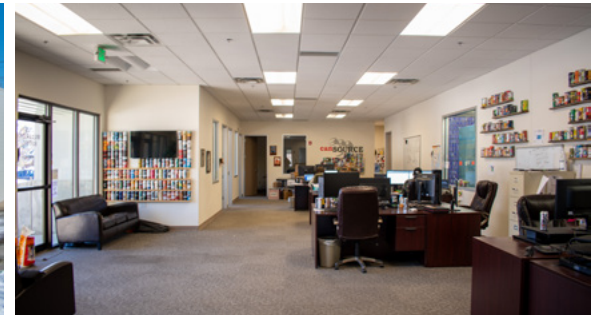
\$15.00 NNN

### EXPENSES

\$6.44 RSF



<https://youtube.com/GLDyAonIZM>



 **BERKELEY PARTNERS**

## PROPERTY FEATURES

- Office/Warehouse/Flex space for lease in the Campus at Longmont
- Unit B is approximately 20% office build-out with showers, and a kitchen
- 2 docks, 3 grade-level OH doors
- 1,700 amp, 480v, 3-phase power | NextLight 1G fiber available
- On-site property management, courtyards, and outdoor volleyball courts
- Located in an amenity-rich community, within blocks of Village at the Peaks, seven hotels, five breweries and numerous restaurants, banks, and retail
- Located in the North Metro Enterprise Zone, may qualify for Business Income Tax Credits or EZ Incentives through the Longmont Economic Development Partnership

FOR MORE INFORMATION  
PLEASE CONTACT:

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[www.deancallan.com](http://www.deancallan.com)

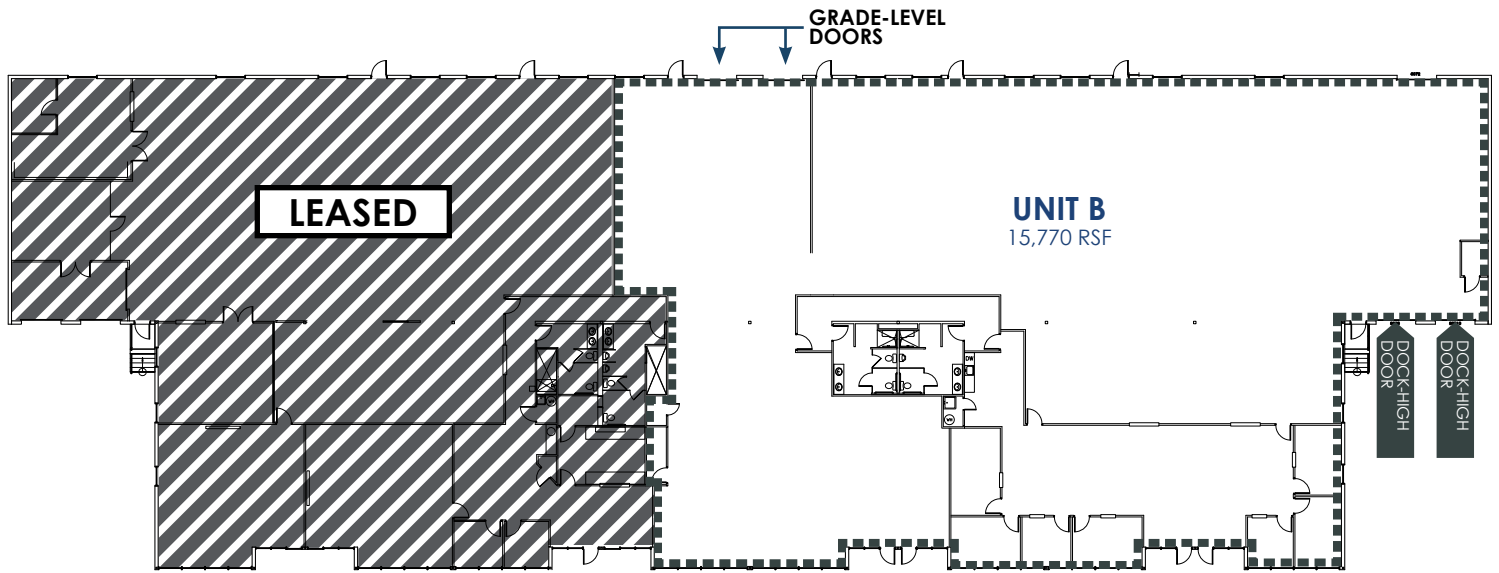
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