

# OFFICE SPACE FOR LEASE

2575 Park Lane  
Lafayette, Colorado 80026

## HIGHLIGHTS

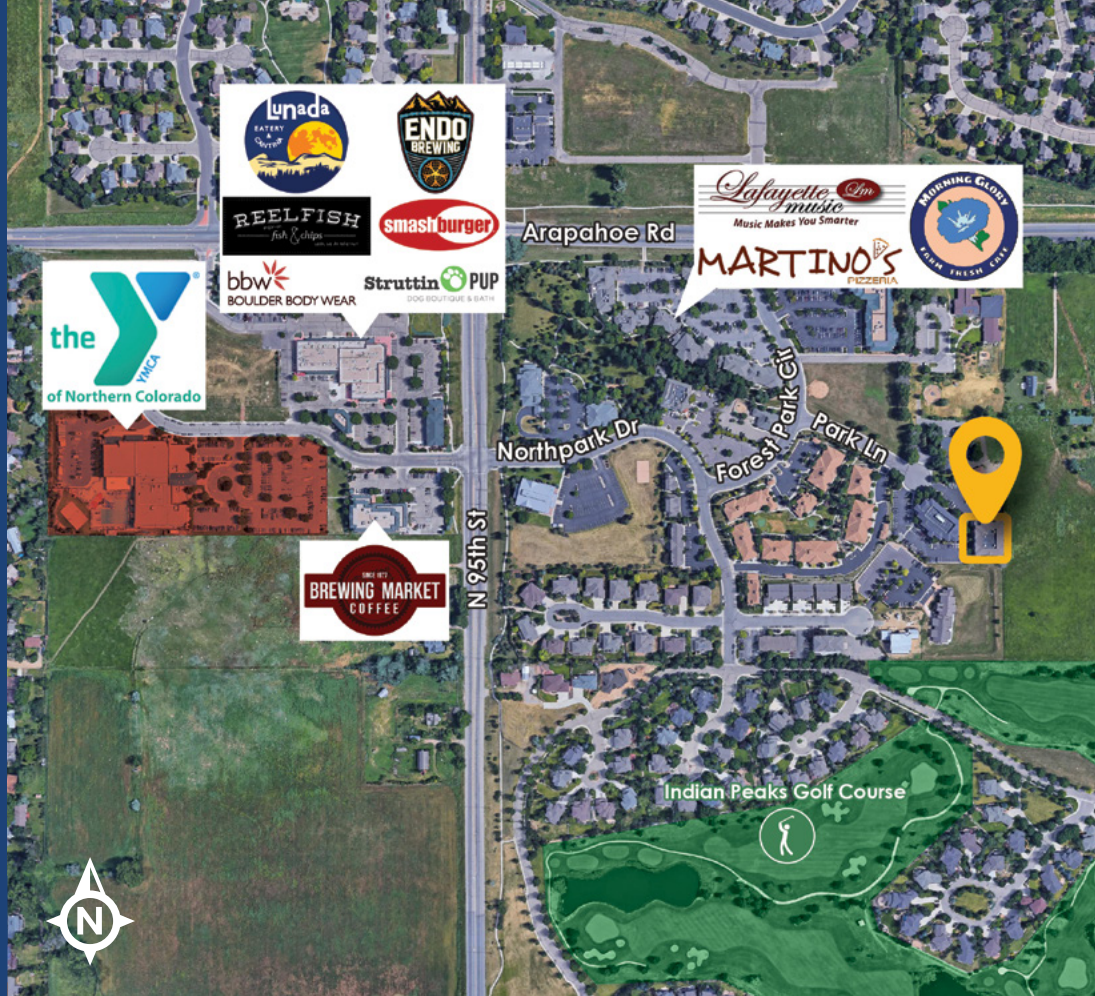
SUITE 104                      600 RSF

LEASE RATE                \$10.00 / RSF / NNN

EXPENSES                    \$7.64 / RSF  
(EXCLUDES UTILITIES AND  
INTERIOR JANITORIAL)

## FEATURES

- Office space in Forest Park (95th / Arapahoe)
- Suite 104 is an interior open office space
- Basement storage available
- 1:300 parking ratio
- Electric car charging station
- Numerous retail, restaurant and recreational amenities in surrounding area, including YMCA of Northern Colorado, SmashBurger, Brewing Market, Struttin' Pup, and Morning Glory Cafe



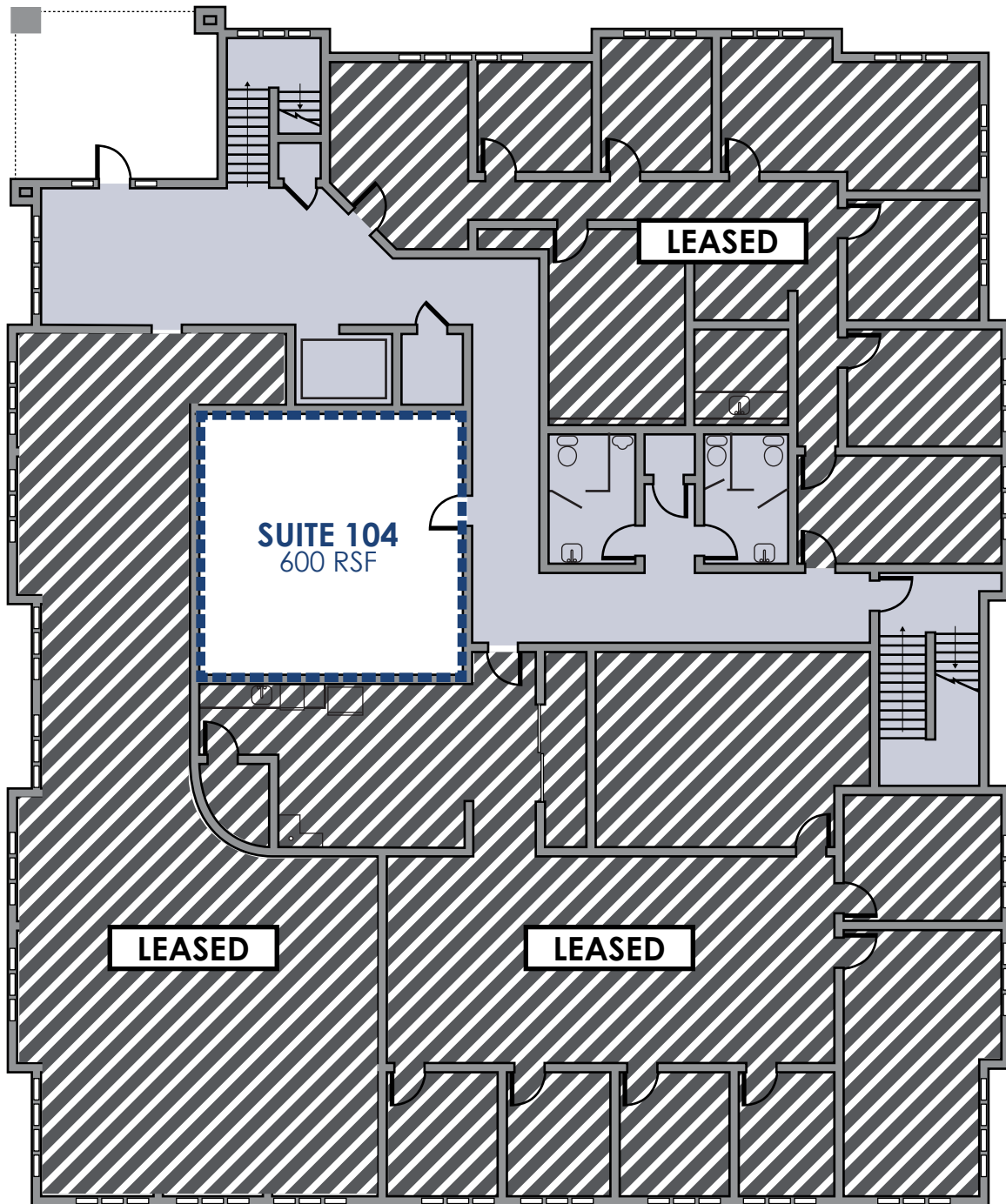
FOR MORE INFORMATION CONTACT:

**DEAN CALLAN & COMPANY**  
1510 28th Street, Suite 200  
Boulder, Colorado 80303  
303.449.1420  
www.deancallan.com

**HUNTER BARTO**  
303.945.2016  
hbarto@deancallan.com



FLOOR PLAN



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 CONTACT: