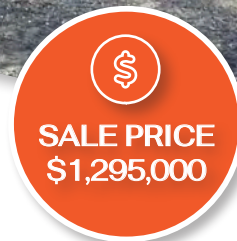




**FOR  
SALE**

7225 Lowell Blvd  
Westminster, CO 80030



## FOR SALE

**Aaron Evans**

303-725-1202

[aevans@newoptionpartners.com](mailto:aevans@newoptionpartners.com)

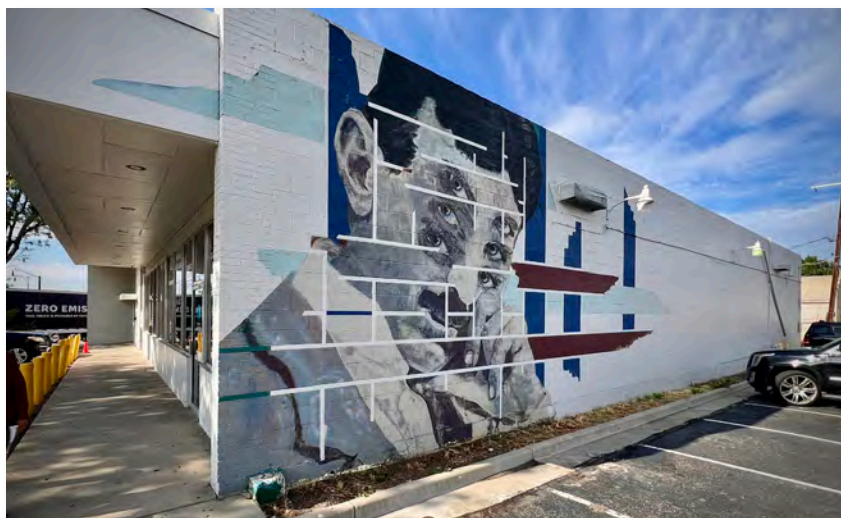
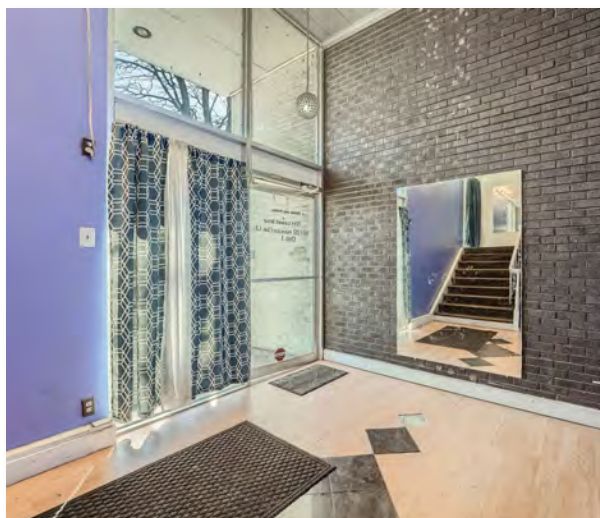
Well located freestanding retail / flex building available for sale providing excellent curb appeal, ground level retail (6,000 SF), two adjoining upper / lower level flex spaces (2,111 SF each) and a sizable amount of usable basement space (4,000 SF).

- Year Built: 1962
- Lot size: 8,712 SF | 0.20 Acre
- Zoning: C-1
- Parking: 16 on-site parking spaces and adjacent city lot with 25 spaces
- Located within the Westminster Enterprise Zone



**FOR  
SALE**

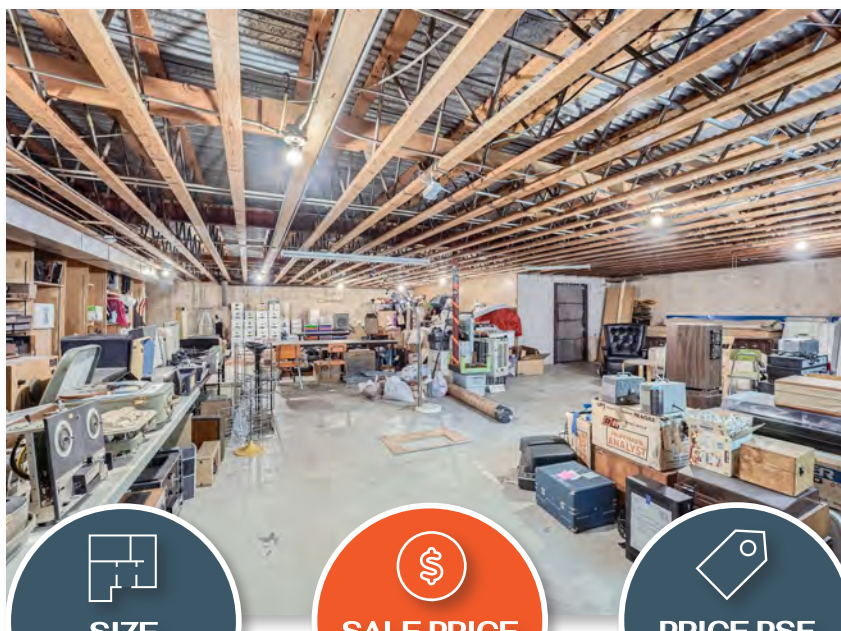
7225 Lowell Blvd  
Westminster, CO 80030





# FOR SALE

7225 Lowell Blvd  
Westminster, CO 80030



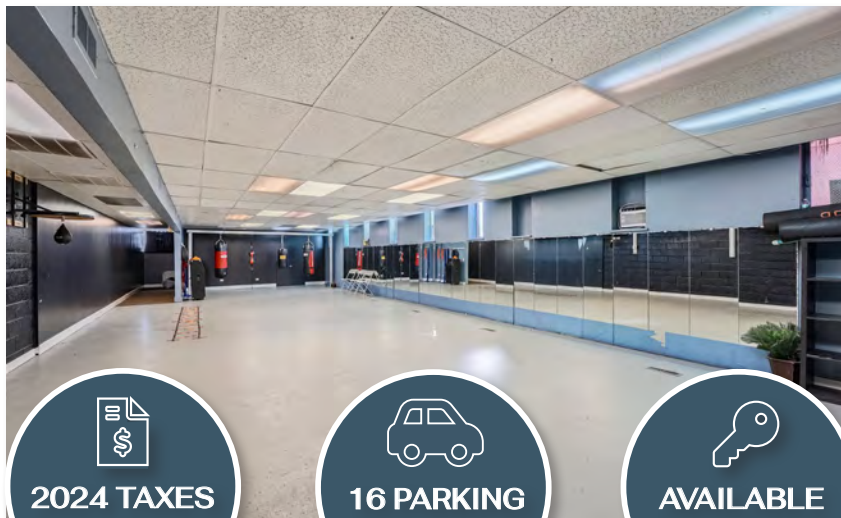
SIZE  
14,222 SF



SALE PRICE  
\$1,295,000



PRICE PSF  
\$91.05 / SF



2024 TAXES  
\$27,573



16 PARKING  
SPACES



AVAILABLE  
NOW



**FOR  
SALE**

7225 Lowell Blvd  
Westminster, CO 80030

## LOCATION DETAILS

Offering a nice northwest Denver location within the Enterprise Zone and adjacent to the busy signalized intersection of West 72nd Avenue and Lowell Blvd, 7225 Lowell Blvd provides an excellent location as well as close proximity to surrounding amenities, including easy access to Westminster Station and The Boulder Turnpike (Highway 36).

