



FREESTANDING OFFICE-RETAIL FOR LEASE

420 Kimbark Street, Longmont

Offering Highlights

- 2,442 SF
- Divided into two spaces (1,221 SF each), so could accommodate 2 tenants
- Private parking spaces behind building
- Freestanding building 1 block from Main Street



Rhett Strom
Partner | Commercial Broker

970.692.4454 Mobile
rstrom@thegroupinc.com
www.TheGroupInc.com



Jason Billings
The Billings Team
Broker Associate | Partner

970.581.6444 Mobile
jbillings@thegroupinc.com
RealEstateFortCollins.com



Lease Overview:

Base Rent:	\$15.00/SF NNN
NNN:	Taxes (\$6.28/SF), Insurance (\$0.28/SF), and Maintenance TBD
Area:	0.15 acres / 6,534 square feet
Zoning:	MU-D
Bathrooms:	3 Bathrooms
Uses:	Office, Retail, Service, Cultural, and Entertainment



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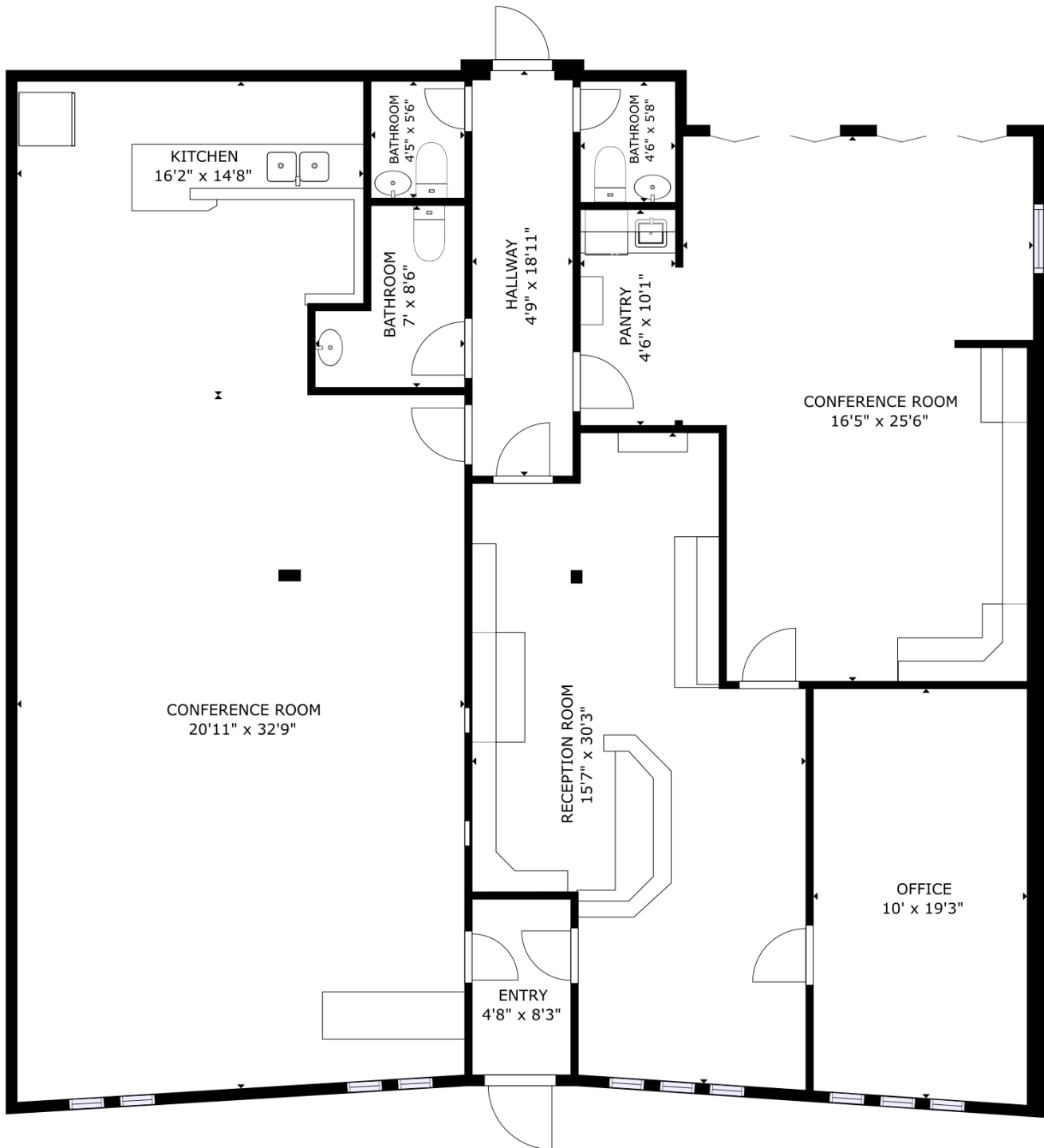
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Location:



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