



OFFICE/RETAIL SPACE FOR LEASE

PROPERTY TYPE: **OFFICE/RETAIL**

AVAILABLE: **1,400 - 2,800 SF**

LEASE RATE: **\$12.00/SF NNN**
(NNN EST. \$4.39/SF)

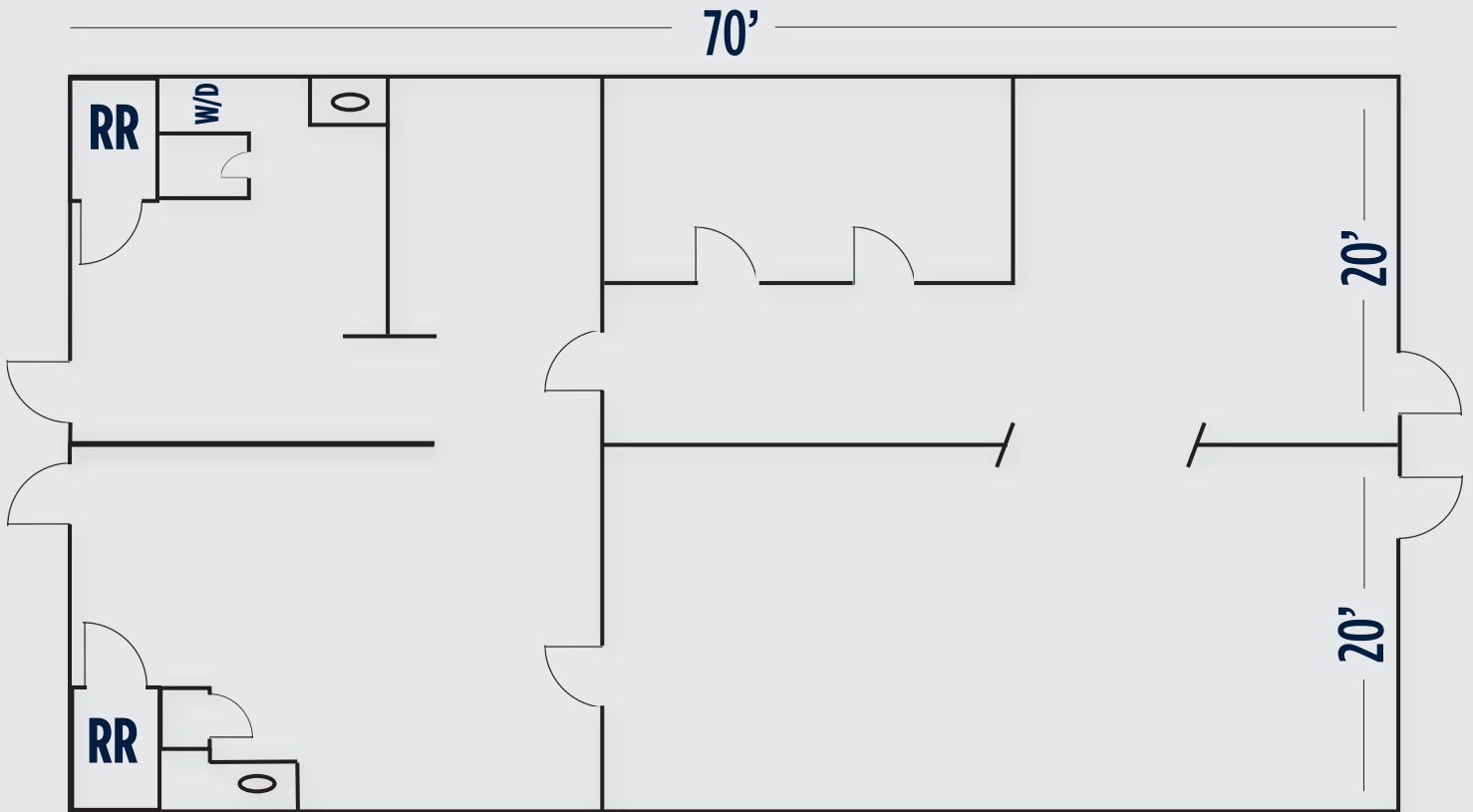
FEATURES:

- Open layout suitable for destination retail, office, or flex space
- Great space for yoga, fitness, or karate
- Excellent central location with easy access to Eisenhower Boulevard and I-25
- Building signage available



FLOOR PLAN & SITE LOCATION

517 & 521 N. DENVER AVE. • LOVELAND, CO 80537



Fort Collins

712 Whaler's Way, Bld. B, Suite 300
Fort Collins, CO 80525
970.229.9900

Loveland

200 E. 7th Street, Suite 418
Loveland, CO 80537
970.593.9900

Greeley

1711 61st Avenue, Suite 104
Greeley, CO 80634
970.346.9900

REALTEC
COMMERCIAL REAL ESTATE SERVICES