



Space Available:

Lease Rate:

NNN Rate:

Sale Price:

3,600 SF

\$12.00/SF

\$5.00/SF

\$630,000

\$5,100/month

(\$175/SF)

908 11TH AVE
GREELEY, CO

**HIGH DEMAND
RETAIL LOCATION**

RETAIL SPACE WITH HIGH EXPOSURE DISPLAY WINDOWS FOR LEASE OR SALE

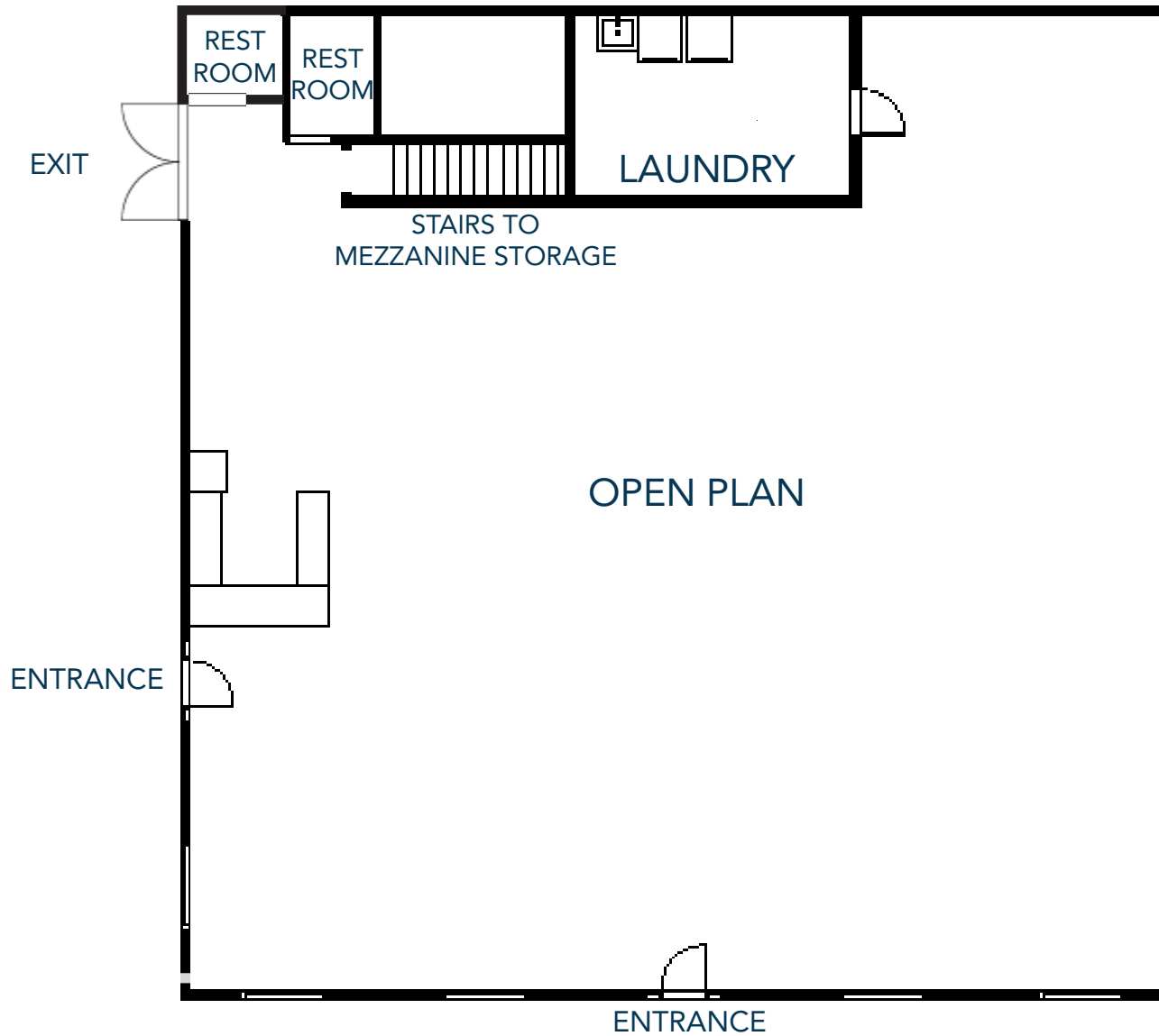
- Consists of a large open-plan retail space, laundry room, private restrooms and mezzanine storage
- Excellent frontage on 11th Avenue with easy access to Hwy 85
- Surrounded by restaurants, retail and lifestyle amenities
- Traffic count approx. 12,300 vehicles per day (2023)
- On-site and street parking
- Building signage



PROPERTY PHOTOS



PROPERTY FLOORPLAN



----- 11TH AVENUE -----

AREA MAP



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