



FOR LEASE
BETWEEN 1,040 - 3,443 SF OF RETAIL SPACE

WESTVIEW PLAZA
1716 and 1834 Main Street
Longmont, Colorado 80501

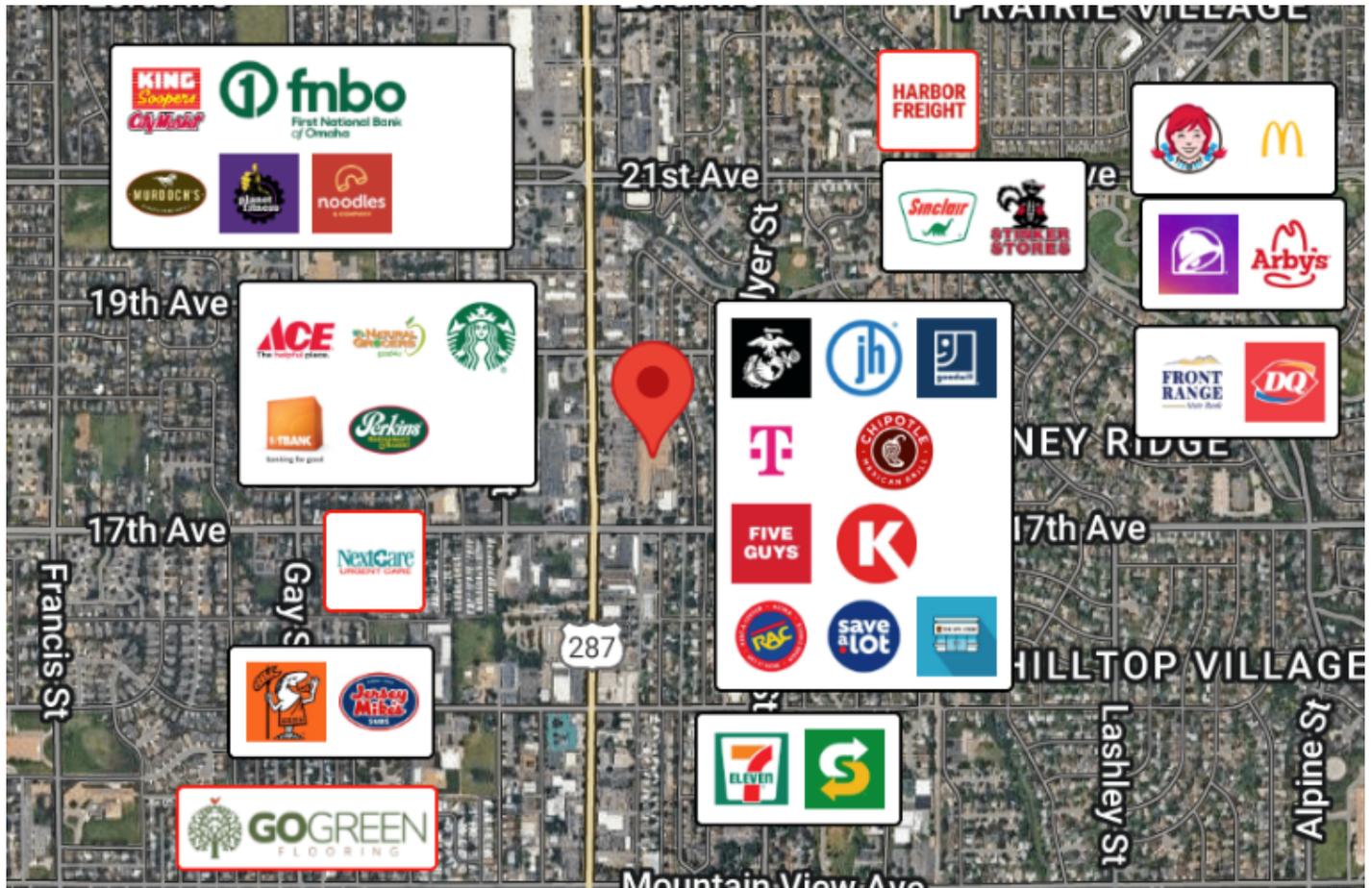


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Each Office Independently Owned and Operated.





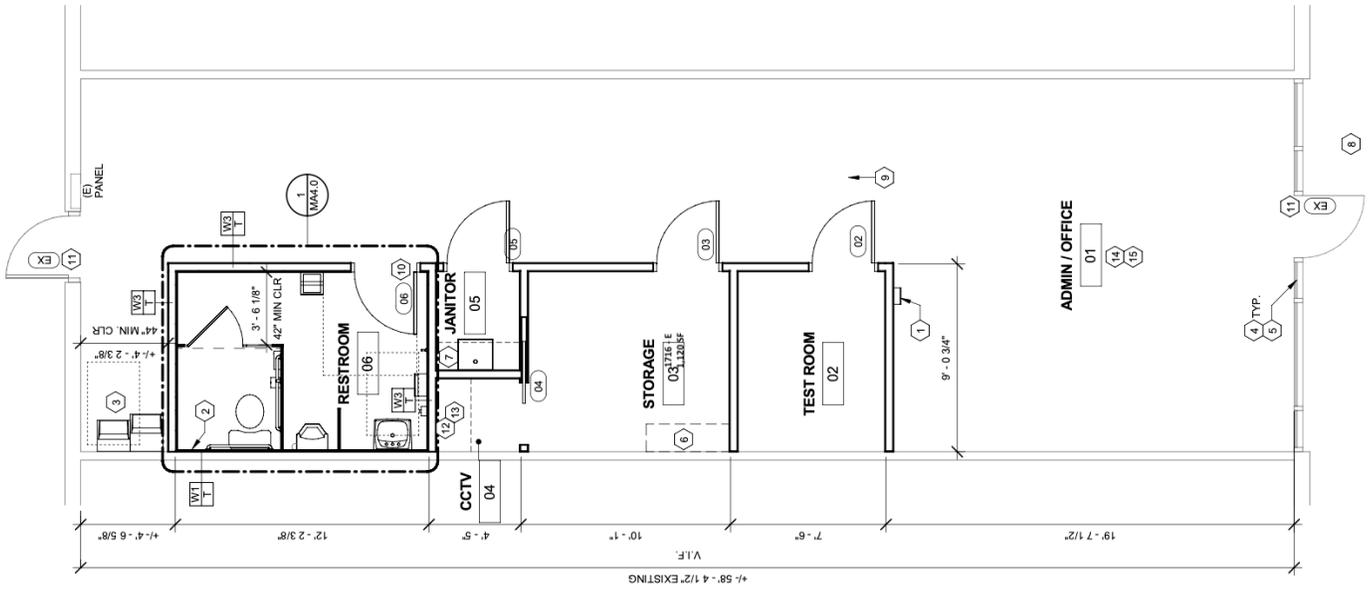
Property Summary

Lease Rate:	Negotiable
1716 Main NNN:	\$10.18 PSF
1834 Main NNN:	\$9.87 PSF
Available SF:	1,040 - 3,443
County:	Boulder
Monument Signage:	Yes

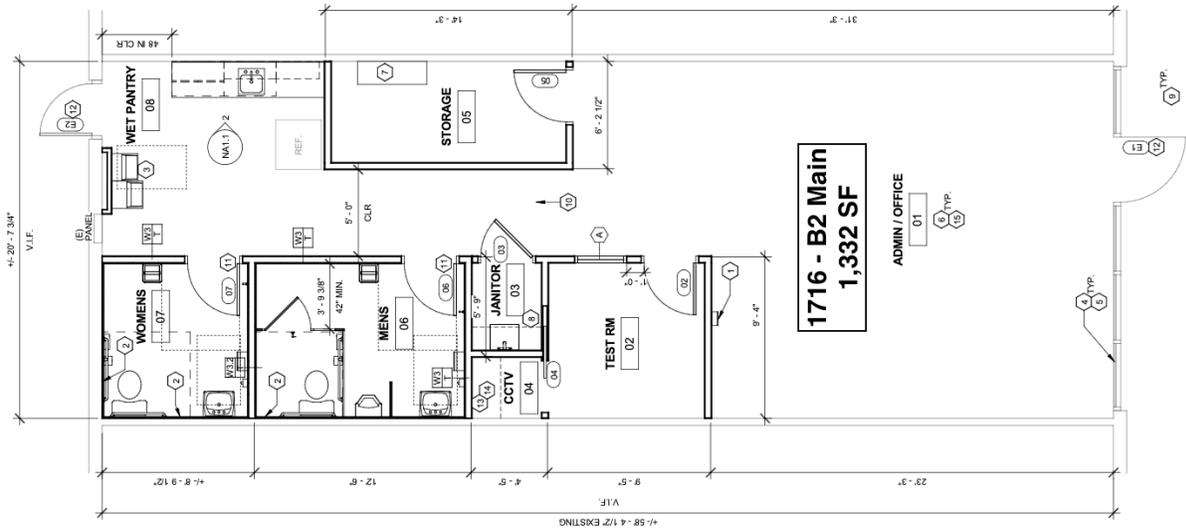
Property Overview

Strategically located in north Longmont, this established shopping center offers exceptional retail and service-oriented opportunities with direct frontage on Main Street(Highway 287), just blocks from Highway 66, along one of the city's busiest commercial corridors. This center features a strong mix of national and regional tenants, including Goodwill, Save-a-Lot, UPS, T-Mobile and more. Along with consistent foot traffic, this shopping center provides an ideal opportunity for businesses seeking high exposure, strong co-tenancy, and access to a growing local population.

1716 - E & 1716 - B2 FLOOR PLANS

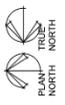


**1716 - E
Main
1,120 SF**



**1716 - B2 Main
1,332 SF**

NEW WORK PLAN
1/4" = 1'-0"



The calculations and data presented are deemed to be accurate, but not guaranteed. They are intended for the purpose of illustrative projections and analysis. The information provided is not intended to replace or serve as substitute for any legal, accounting, investment, real estate, tax or other professional advice, consultation or service. The user of this software should consult with a professional in the respective legal, accounting, tax or other professional area before making any decisions.



LOCATION MAPS

