

FOR LEASE

\$15.95/SF NNN | 715 SF - 8,876 SF

1408 HORIZON AVE

LAFAYETTE, CO 80026



15000 W 44TH AVE. SUITE C GOLDEN, CO 80403
720.843.1330 | WWW.DIGBYCOMMERCIAL.COM

TANNER DIGBY, SIOR

President

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PROPERTY INFORMATION

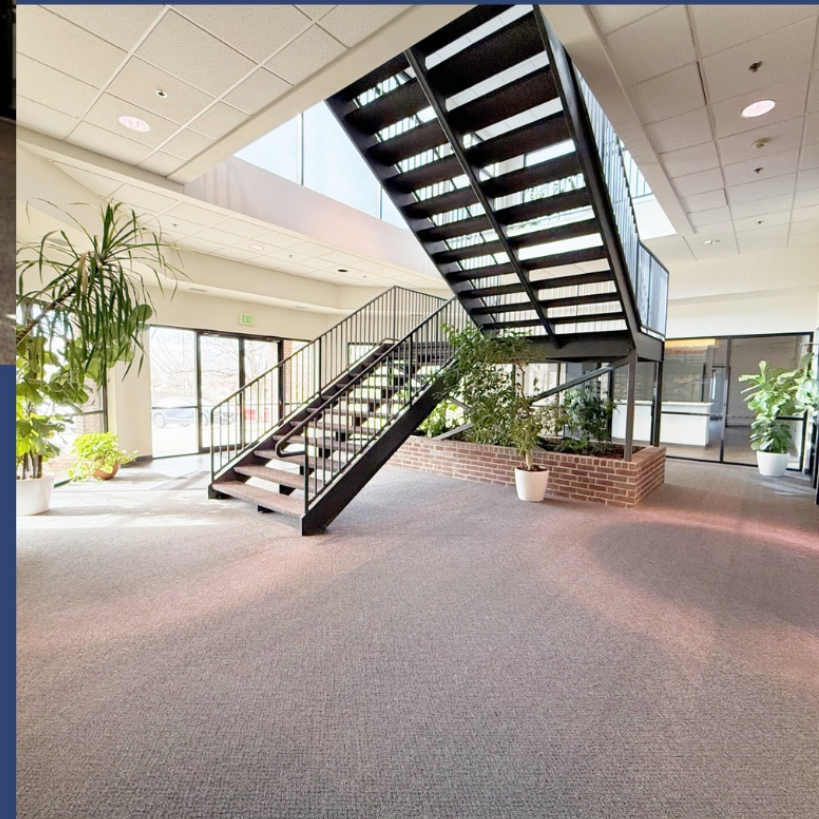
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LEASE RATE	\$15.95/SF NNN
NNN EXPENSES	\$10.00/SF
BUILDING SIZE	20,313 SF
AVAILABLE SF	715 SF - 8,876 SF
PARKING	2.5 - 1,000 SF
YEAR BUILT	2001
ZONING	M-1 (Lafayette)



PROPERTY HIGHLIGHTS

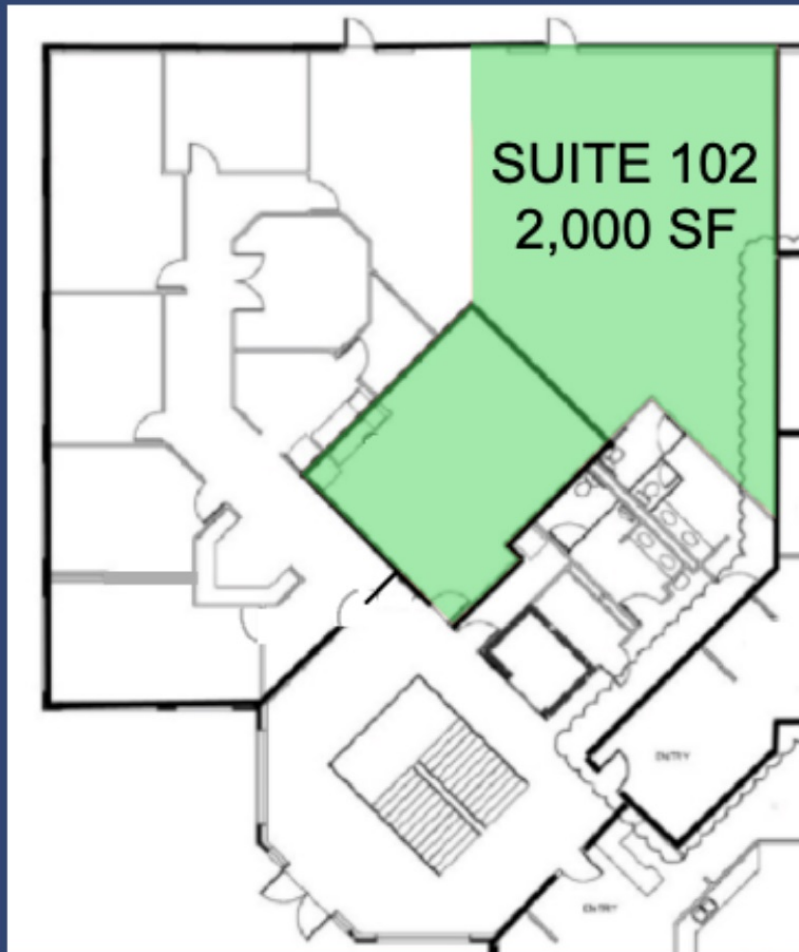
- Monument signage
- Warehouse space possible
- Lobby ID
- Impeccable Views
- First & Second Floor Suites



1ST FLOOR - SUITE 102

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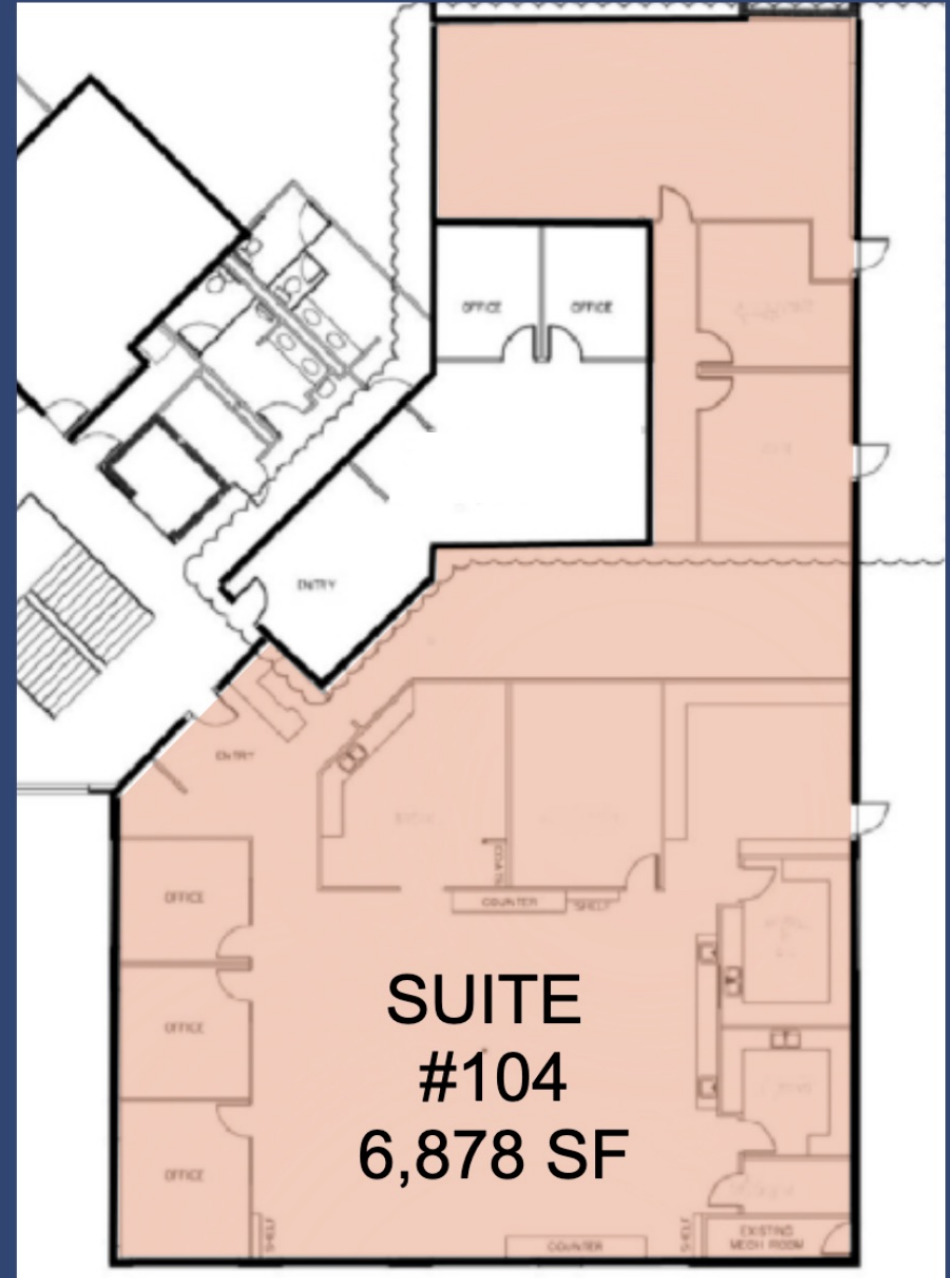
2,000 SF Available



1ST FLOOR - SUITE 104

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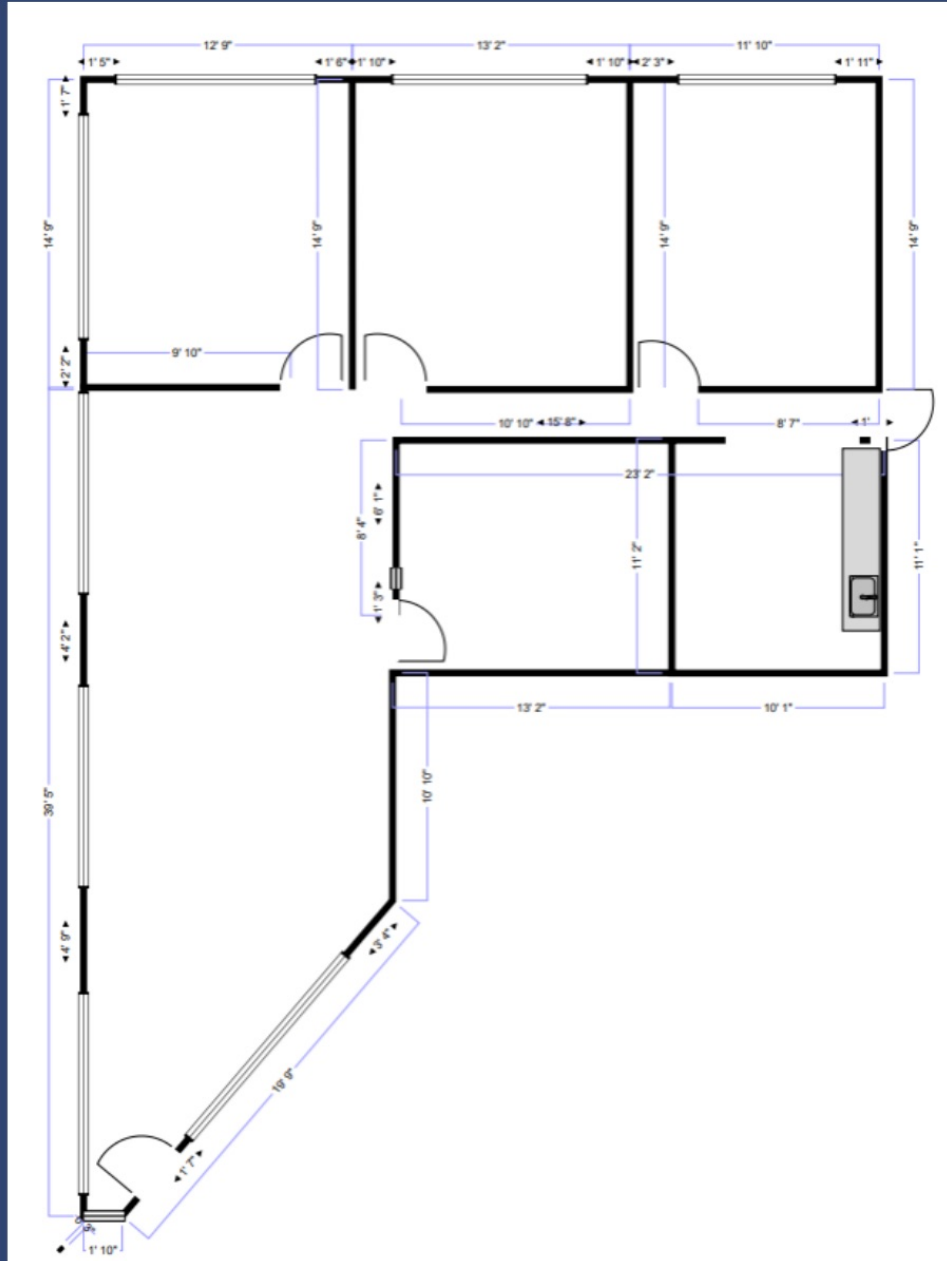
SUITE 104: 6,878 SF – Can be combined with 102 for 8,878 SF



2ND FLOOR - SUITE 201

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1,900 SF Available



2ND FLOOR - SUITE 203

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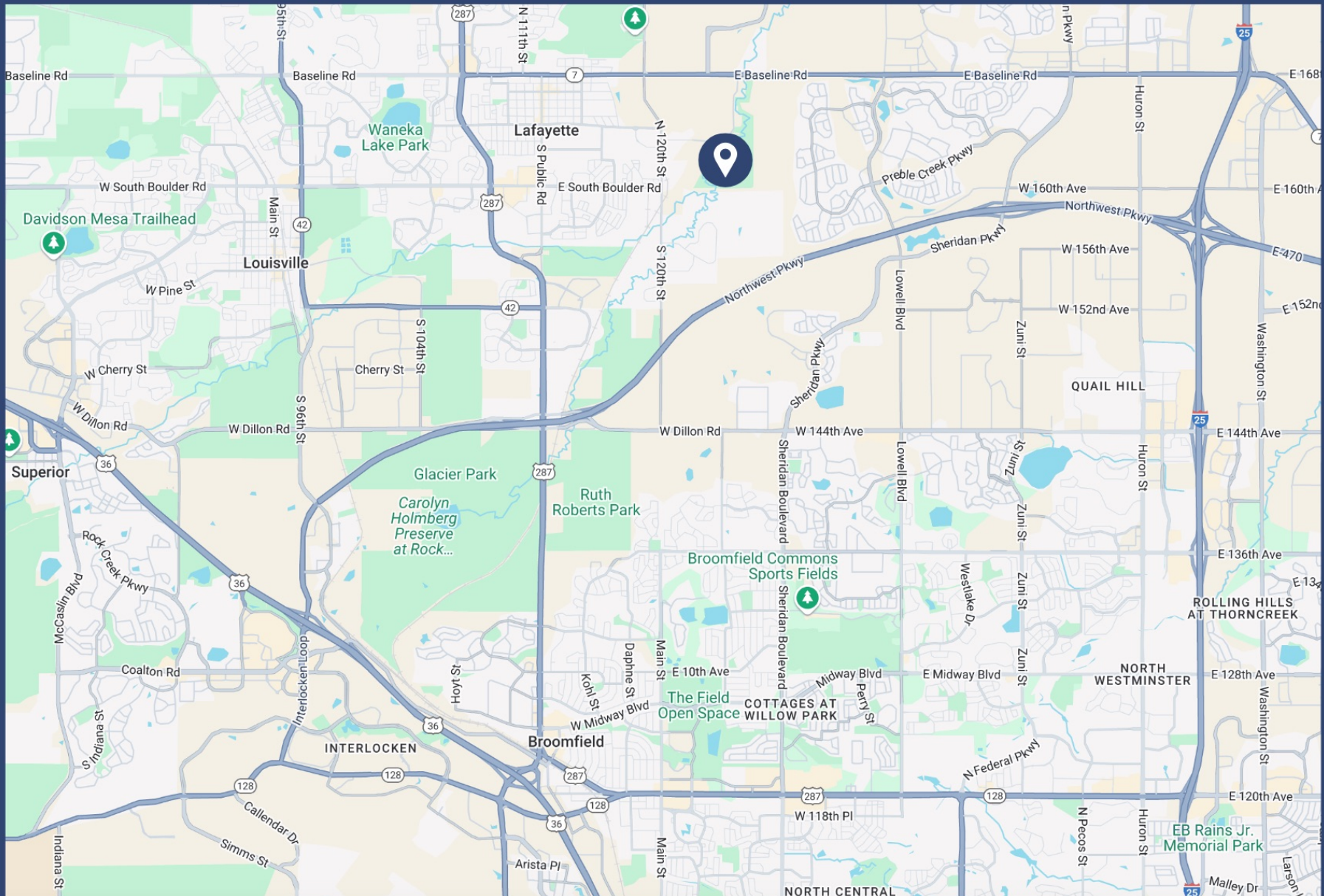
715 SF Available



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LOCATION MAP

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