

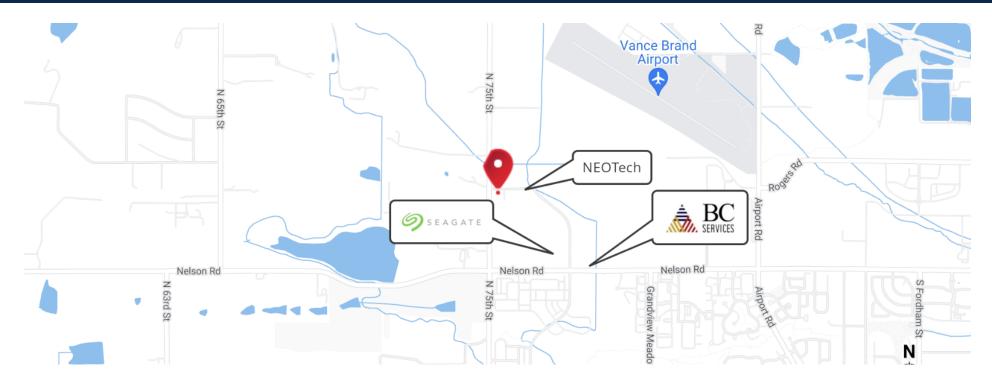
150 North 75th Street **Longmont, Colorado 80501**



RE/MAX ELEVATE

KEITH KANEMOTO, SIORBroker Associate

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Property Summary

Sale Price: \$325,000

Lot Size: 1.67 AC/72,641 SF

County: Boulder

Zoning: N-PE Non-Residential

Primary E

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2023 Property Taxes: \$19,657.30

Legal Description: LOT1 CLOVER BASIN FARM FILING 2 REPLAT

Property Overview

Clover Basin Business Park is Longmont's Premier Office Park situated in Southwest Longmont. Park tenants include Seagate, BC Services, Uber and AveXis Technologies. Ideal location for your corporate offices with mountain views and an abundance of amenities nearby including schools, restaurants, retail outlets and more. Seller has pre-paid for the sidewalks to the City of Longmont.

Property Highlights

Fully developed with utilities to site City of Longmont fiber is within the park Close proximity to Boulder, Highway 119 and Highway 66





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- EASEMENTS, CONDITIONS, COVENANTS, RESTRICTIONS, RESERVATIONS AND NOTES ON THE PLAT OF CLOURE BASIN FARM FLING NO. 2 RECORDED JUNE 4, 2003 UNDER RECEPTION NO. 2451853. ORDINANCE RECORDED MARCH 19, 2008 UNDER RECEPTION NO. 278337 VACATES ESTAIN RASEMENTS, CAFECTS THE PROPERTY, ANY PLOTTABLE ITEMS FROM SAID PLAT ARE SHOWN
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