OFFICE CONDO FOR LEASE

11811 UPHAM ST UNIT C-2

Broomfield, CO 80020

PROPERTY DESCRIPTION

Office Condo in a two-story building

PROPERTY HIGHLIGHTS

- Conveniently located in Broomfield
- Located just west of Hwy 36 & Wadsworth off of 120th
- Easy highway access
- Large Parking area
- Great local amenities nearby
- Office building has an elevator

OFFERING SUMMARY

Lease Rate:	$1,200.00 per month (Gross)
Available SF:	400 SF
Floor	2nd Floor Condo

SPACES	LEASE RATE	SPACE SIZE
Unit C-2	$1,200 per month	400 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,566	31,154	92,180
Total Population	12,300	77,197	230,809
Average HH Income	$106,816	$141,390	$131,228

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

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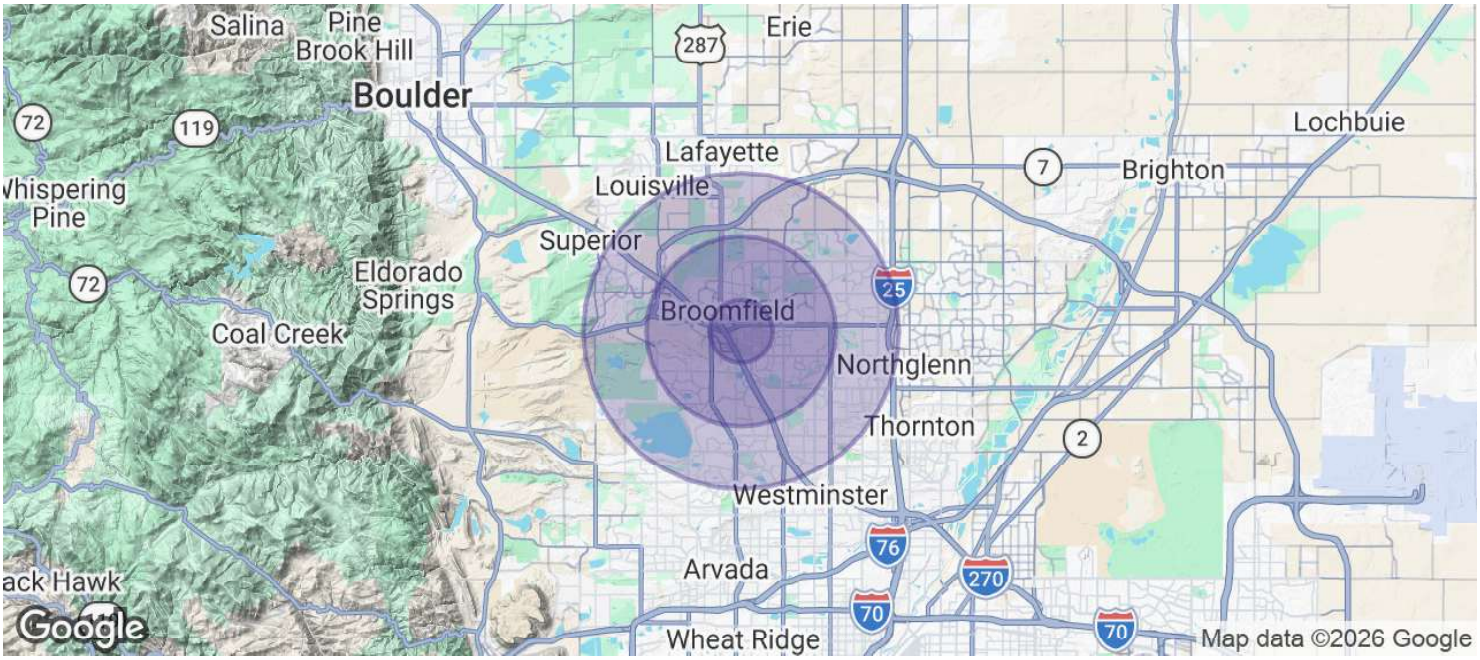

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,300	77,197	230,809
Average Age	37	40	39
Average Age (Male)	37	40	39
Average Age (Female)	38	41	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,566	31,154	92,180
# of Persons per HH	2.2	2.5	2.5
Average HH Income	$106,816	$141,390	$131,228
Average House Value	$546,976	$645,037	$597,900

Demographics data derived from AlphaMap

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