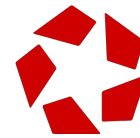


RETAIL FOR LEASE

Willow Station - Greeley

follow us



Unit 526 – 2,484sf (blue)

Unit 525 – 2,633sf (yellow)

Unit 523 – 2,306sf (pink)



Jim York
Broker Associate
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Summit Commercial Brokers
6800 N 79th St, # 103
Niwot, CO 80503
303.931.7341
summitcommercial.net

RETAIL SPACE FOR LEASE

2305-2401 W 27th St
Greeley CO. 80631

3 Retail Units Available

The Willow Station is a 90,880 sf Retail Shopping Center located along US highway 34 at W 27th st and 23rd Ave anchored by great long term tenants like Arc Thrift Store, The Epic Egg, Rent a Center, and State Beauty Supply. Located adjacent to the Greeley Mall, and Univ of Northern Colorado. The Center is Zoned Commercial High Intensity (C-H)

We have Three retail units side-by-side totaling 7,423 square feet available immediately for lease.

Call us for more information and to set up a tour

RETAIL FOR LEASE

Willow Station - Greeley

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Unit 523 – 2,306sf

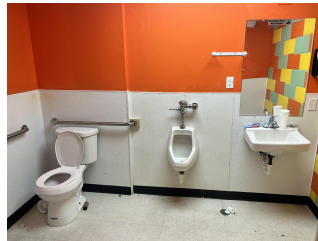


Unit 523-524 – 2,306 sf

- Unit Can be broken down
Unit 523 – 1331sf
Unit 524 – 975sf
- Unit Can be Expanded to 7,423sf
- 2 Restrooms
- 220V outlets
- Mop Sink
- Plenty of Parking
- Full HVAC



Unit 525 – 2,633sf

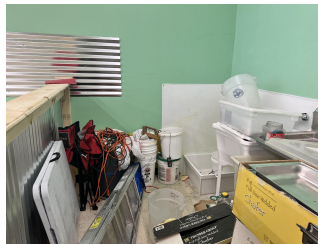


Unit 525 – 2,633 sf

- Unit can be expanded to 7,423sf
- restroom
- 10' x 12' Garage door
- New LED Lighting
- New Drop Ceiling Grid
- Plenty of Parking
- Full HVAC (new)



Unit 526 – 2,484sf



Unit 526 – 2,484 sf

- 2 ADA restrooms,
- Drinking Fountain
- New Drop Ceiling
- New LED Lighting
- Mop Sink
- Full HVAP
- Plenty of Parking

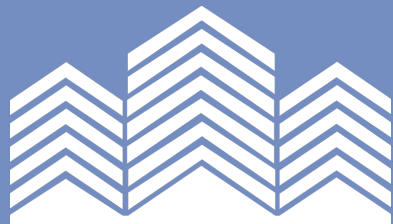


All information provided is deemed reliable,
but is not guaranteed and should be independently verified

Size	2,306-7,423 sf
Lease Rate	\$12-14/sf (NNN)
Expenses	\$6.41/sf

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