

# Premier Monument Office Space Flexible Options from 400 - 1,500 SF

16055 OLD FOREST POINT #103, MONUMENT, CO 80132

[Explore Virtual Tour](#)

## Overview

Suite 103 at 16055 Old Forest Point offers a great mix of flexibility and professionalism. Whether you need the entire suite or just one of the three private executive offices, this space is a solid fit for solo professionals or small teams.

The offices are clean, partially furnished, and move-in ready — no build-out needed. Tenants leasing individual offices get access to a shared conference room, reception area, waiting area, and break room, creating a full-service office experience.

Located just off I-25, the building is easy to get to and close to restaurants, coffee shops, and other local amenities. It's an ideal setup for professionals like attorneys, CPAs, consultants, therapists, or anyone needing a polished local presence.

For more info or to set up a tour, contact Guy Cox at 719-357-7494 or Chris Myers at 719-650-4627.

Unit:	Size:	Lease Rate:
103-A	400 SF	\$850 / Month (Gross)
103-B	400 SF	\$850 / Month (Gross)
103-C	400 SF	\$850 / Month (Gross)
103	1,500 SF	\$3,750 / Month (Gross)

## Property Details



### Lease Rate

\$25.50 - \$30.00 SF/YR (Gross)



### Space Available

400 - 1,500 SF



### Lease Type

Full Service Gross -  
Escape NNN Leases!



### Zoning

PUD

Rev: July 15, 2025

### Our Network Is Your Edge

All information is from sources deemed reliable and is subject to errors, omissions, change of price, rental, prior sale, and withdrawal without notice. Prospect should carefully verify each item of information contained herein.



### Guy Cox

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### Chris Myers

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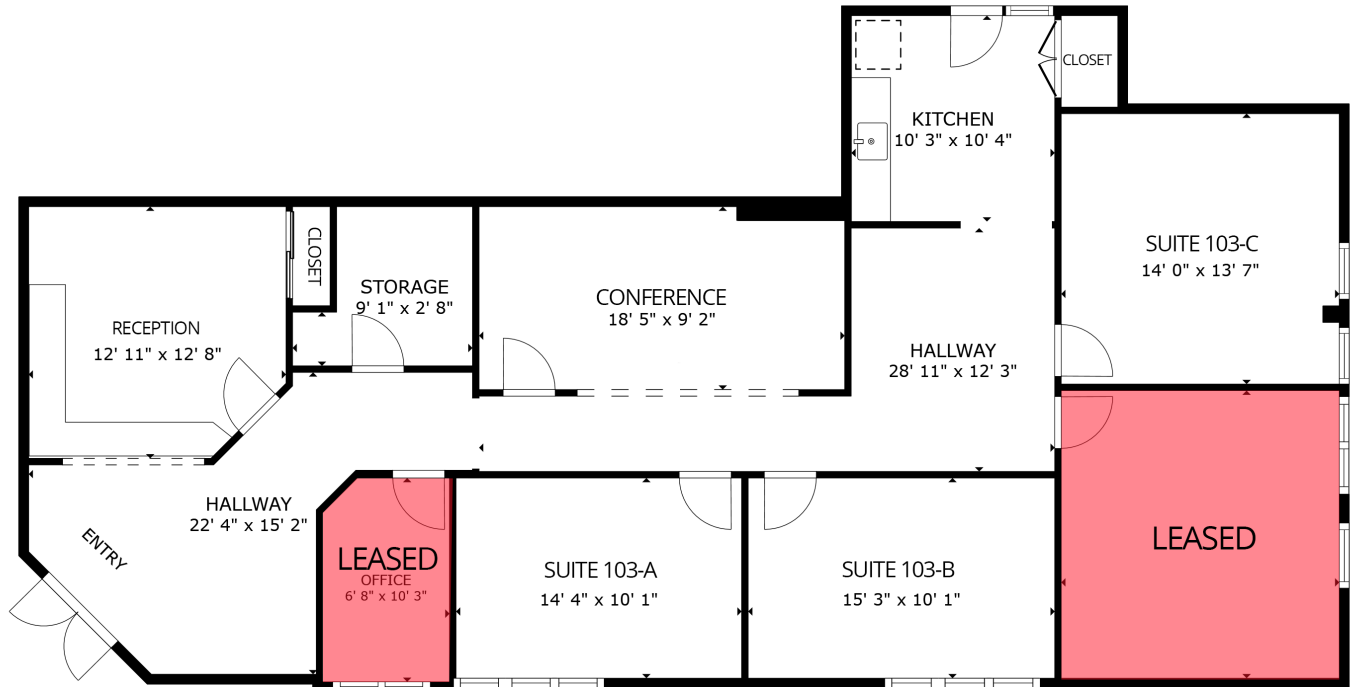
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FLOOR PLAN 1



GROSS INTERNAL AREA  
FLOOR PLAN 1 1,722 sq.ft.  
TOTAL : 1,722 sq.ft.

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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## DEMOGRAPHICS



30,676  
Population



Median Age



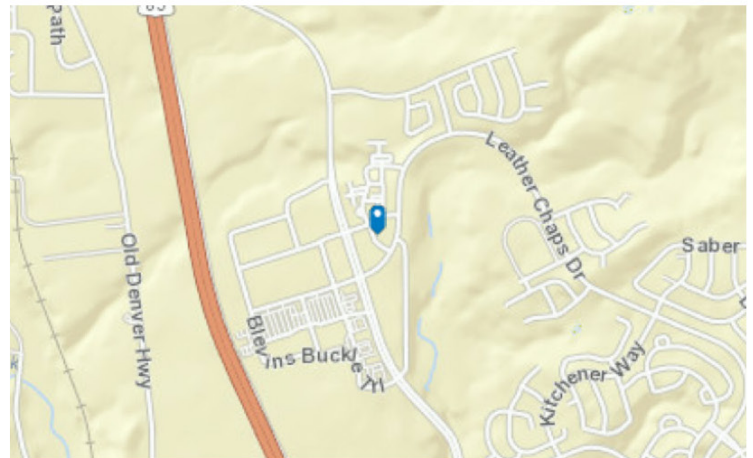
Average  
Household Size



\$149,532  
Median Household  
Income

## TRAFFIC COUNT

Cross street	VPD	Distance
W Baptist Rd	64,300	0.7
W Baptist Rd	2,648	0.7
Wagon Gap Trl	98,000	0.7
I-25	3,942	0.7
W Baptist Rd	7,932	0.7



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