

For Sale/Lease

CBRE

336 E 4th St

Prime Downtown Opportunity

336 E 4th Street Loveland, CO 80537



**Be part of downtown
Loveland's New Era**

Now offering frontage on Loveland's main downtown corridor, featuring large storefront windows and providing prime visibility for retail, gallery studio, or office use. Surrounded by established shops, restaurants, and cultural destinations, 336 E 4th Street places your business at the center of daily activity

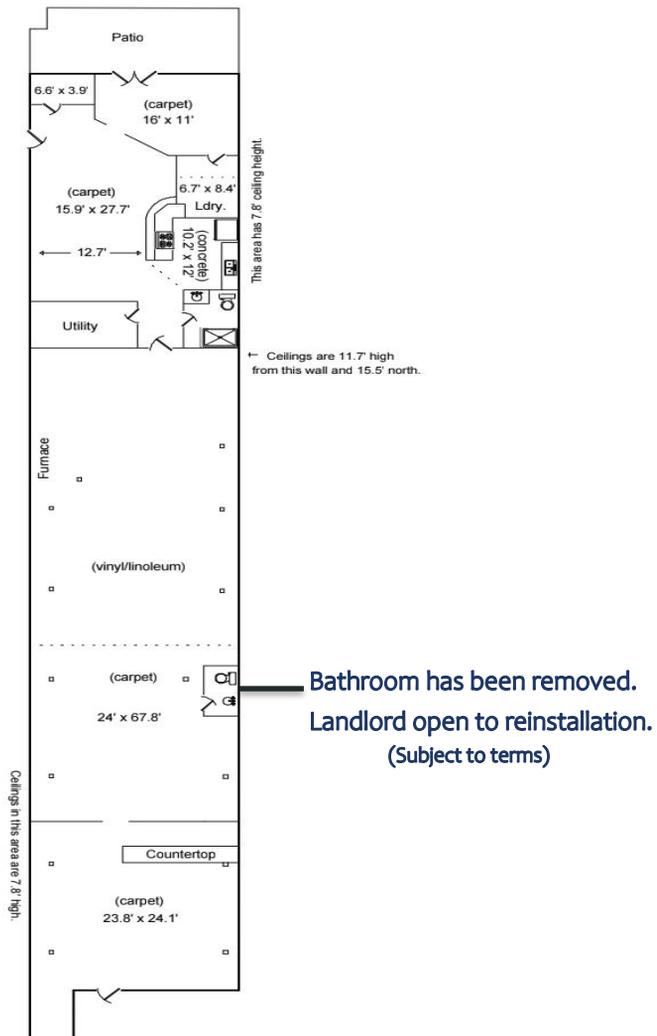
3,750 SF

For Sale: \$575,000

(\$153.33 PSF)

Gross Lease: \$14.00 SF

Owner Financing available



Property Highlights

- Newley updated sidewalks and streetscape
- Located on downtown Loveland's Primary retail street.
- Ready for Occupancy
- Apartment in back of unit for live/work scenario



Contact Us

Alexander Schultz
 Associate
Alexander.Schultz@cbre.com
 970-658-7159

Melissa Moran
 First Vice President
Melissa.Moran@cbre.com
 970-219-7376

Jon Rue
 First Vice President
Jon.Rue@cbre.com
 970-948-8300

© 2021 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.