

# FIRESTONE SAFEWAY MARKETPLACE

8110 & 8196 COLORADO BOULEVARD  
FIRESTONE, CO 80504



## RETAIL / OFFICE SPACE AVAILABLE COLORADO BOULEVARD | SAFEWAY-ANCHORED CENTER

Firestone Safeway Marketplace is a highly desired national grocery anchored shopping center in the heart of Carbon Valley and a 1/2 mile North of Frederick High School. This shopping center has a strong tenant mix which includes Casa Margaritas, Subway, Great Clips, Papa Johns, Safeway gas station, and more. The high traffic count, great visibility, excellent accessibility, abundant parking and monument signage make this an ideal retail location. *Please see reverse for aerial.*

SUITE	SIZE	LEASE RATE	AVAILABILITY
Suite S-4	1,200 SF	\$22.00-24.00/SF NNN	Available Now
Suite S-2	1,200 SF	\$22.00-\$24.00/SF NNN	30-Day Notice

*\*Estimated NNN expenses of \$13.16/SF*

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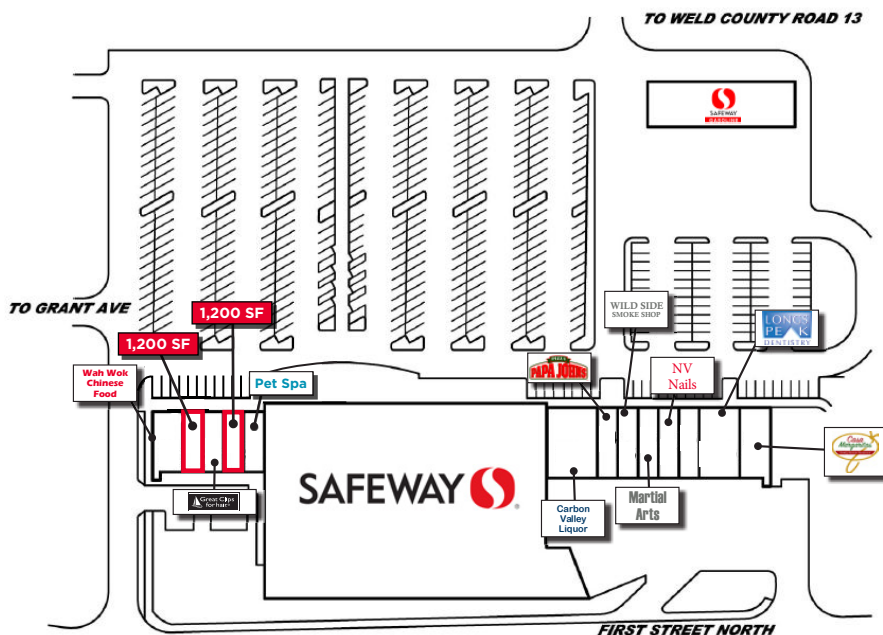
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**AERIAL VIEW**



**PROPERTY FACADE**



**SITE PLAN**

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## AREA AMENITIES



## AREA MAP

For more information, please contact:

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