

FOR LEASE

The Courtyard *at Castle Rock*

333 Perry Street, Castle Rock, Colorado, 80104



County: Douglas
Building Size: 52,965 SF
Site Size: .961 Acres
Year Built: 2003

Office Space Available: 3,995 SF
Minimum Divisible: 1,450 SF
Maximum Contiguous: 3,995 SF
Est. Office Lease Rate: \$19.00/SF
Est. NNN: \$14.50/SF

Retail Space Available: N/A
Minimum Divisible: N/A
Maximum Contiguous: N/A
Retail Lease Rate: N/A
Est. NNN: N/A

Amenities and Interior Upgrades:

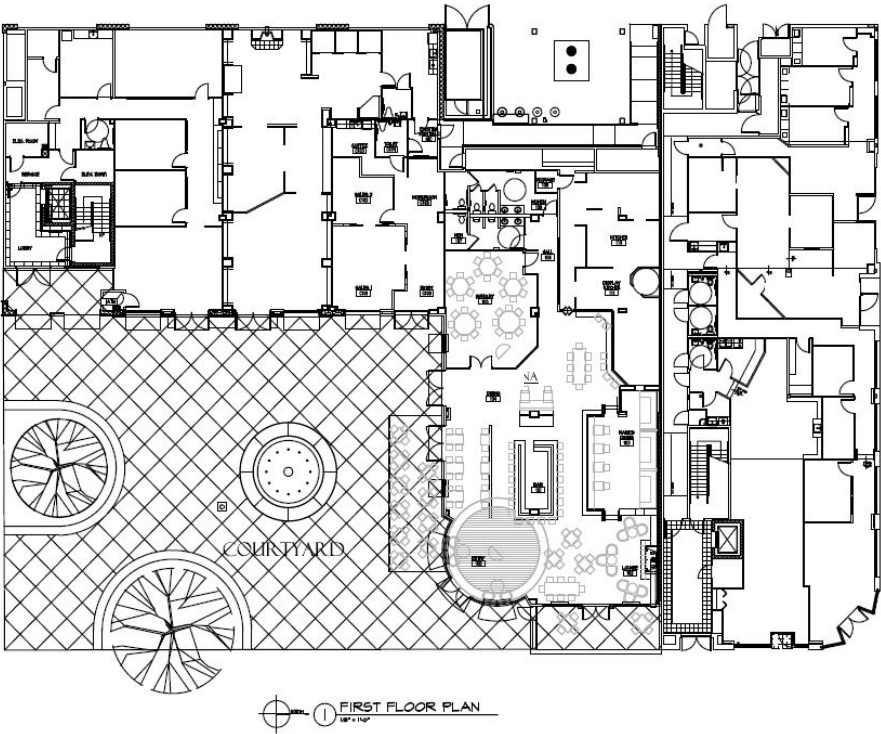
- Central location in downtown Castle Rock
- Anchored by Courtyard Social restaurant.
- New common area paint and carpets
- New lobby remodels (2020)
- Common area lighting upgrades
- Common area conference rooms and kitchens
- Onsite and off-site parking available
- Street level retail with office on the 2nd and 3rd floors
- Single offices with a shared reception area available



First Western
Realty and Management

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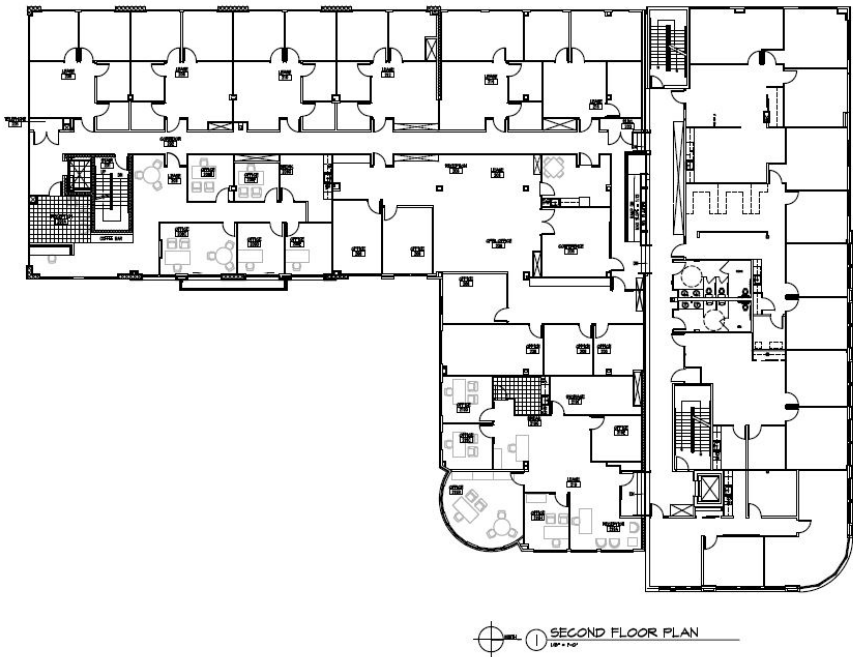
FLOOR PLAN - 333 & 399 Perry St.



First Floor Retail

None Available

FLOOR PLAN - 333 & 399 Perry St.



Second Floor Office

None Available

FLOOR PLAN - 333 & 399 Perry St.



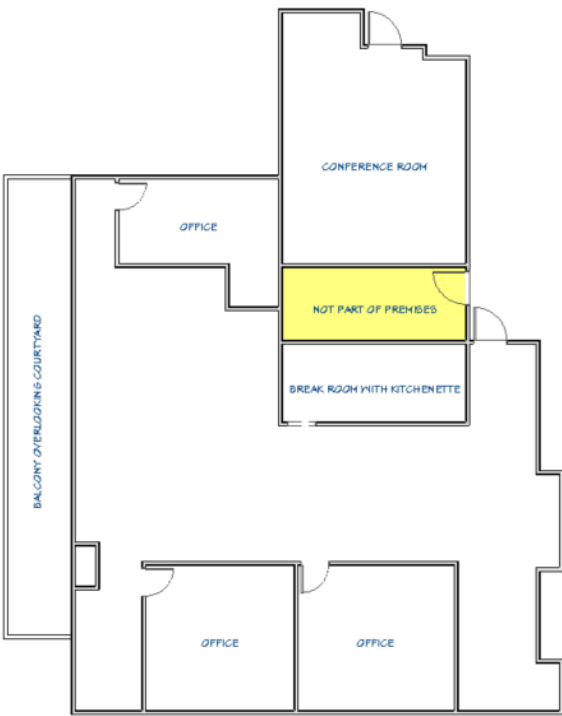
Third Floor Office

Suite 302 -2,545 SF - \$19.00/SF NNN
(Divisible down to 2,133 SF
Suite 313 -1,450 SF - \$19.00/SF NNN
*2,133-3,995 SF contiguous

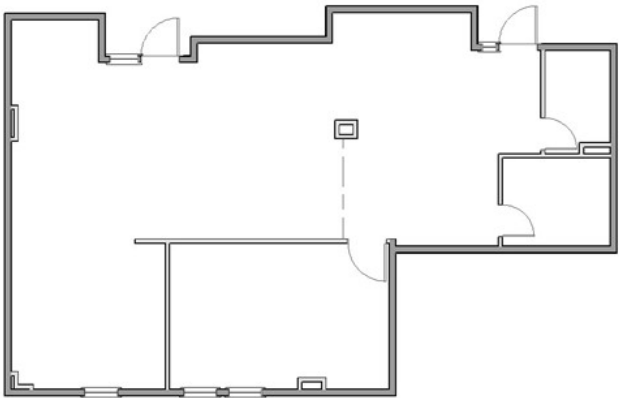
Sketch only, Tenant to verify layout

Suites

Office #302
2,545 RSF



Office #313
1,450 RSF



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