



REECE GROUP COMMERCIAL

NEW LISTING!

# COMMERCIAL

Mike Park, REALTOR® - Commercial

970.208.3853



## 2148 Broadway, A1, Grand Junction, CO 81507

For Lease | \$15 Sq.Ft. + NNN | 3,848 Sq.Ft. | \$4,810 Monthly | 20233671 MLS

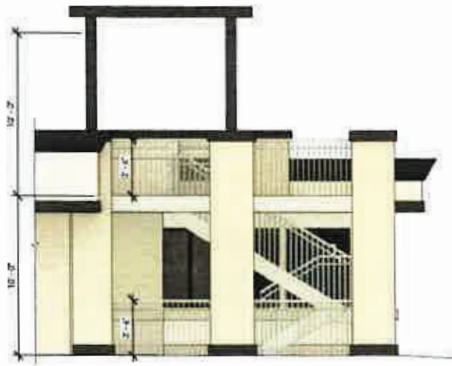


Discover the Perfect Home for Your Growing Business! Welcome to an exceptional opportunity in the heart of the Redlands' versatile flex space, ideal for warehouse, office, or retail use. Nestled within the vibrant Monument Village Shopping Center, this space is the perfect location to establish and expand your business as it evolves and flourishes. Surrounded by a diverse array of successful commercial tenants, including a restaurant, coffee shop, retail outlets, and a liquor store, this bustling environment ensures a steady stream of potential customers, making it an advantageous setting for your business to thrive. Monument Village Shopping Center is currently under new ownership, and exciting transformations are underway. With a focus on enhancing the overall appeal of the center, numerous improvements and upgrades are planned, ensuring a modern and inviting environment for businesses and visitors alike. Don't miss this fantastic opportunity to secure your place in Redlands' Monument Village. With demand expected to be high, act swiftly to claim your spot! For more information and to explore how this flex space can cater to your business's unique needs, contact us today.

Reece Group Commercial | 970.208.3853 | [mikepark.christireece.com](http://mikepark.christireece.com) | 1601 Riverfront Drive, Suite 103, Grand Junction, CO 81501

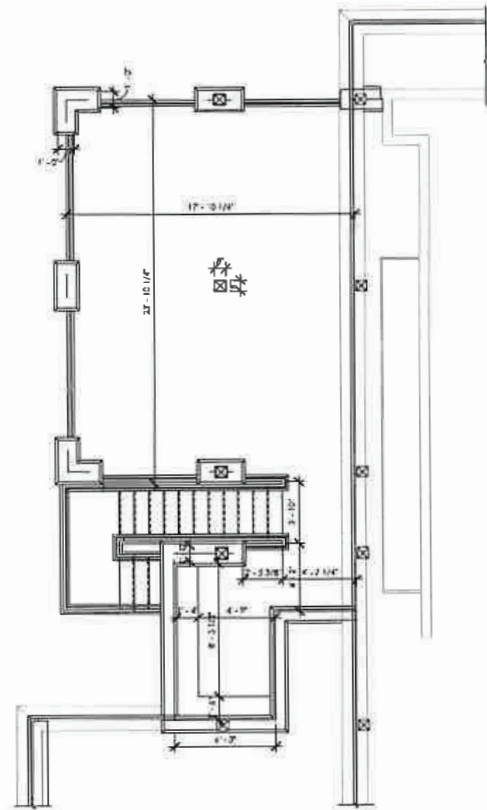
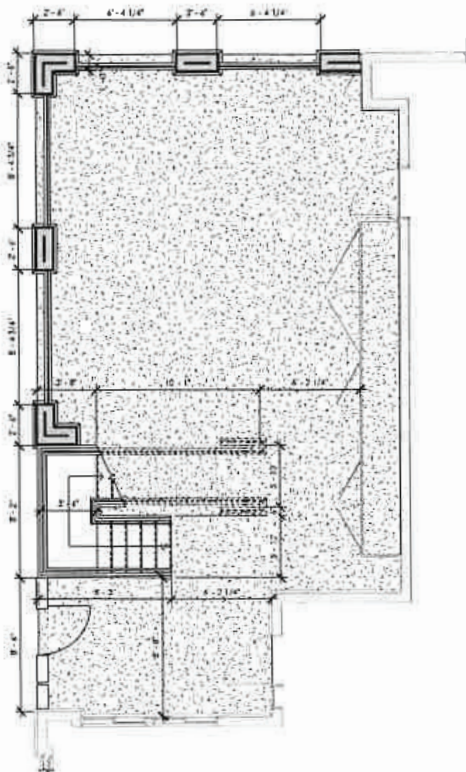


THIS IS NOT INTENDED TO SOLICIT PROPERTY CURRENTLY LISTED FOR SALE.



3 NORTH ELEVATION - ROOFTOP DINING  
A1.1 1/4" = 1'-0"

4 WEST ELEVATION - ROOFTOP DINING  
A1.1 1/4" = 1'-0"



1 MAIN LEVEL - FLOOR PLAN  
A1.1 1/4" = 1'-0"

2 ROOFTOP DINING - UPPER LEVEL  
A1.1 1/4" = 1'-0"