



RETAIL SPACE FOR LEASE | PADS FOR SALE

Harvest Junction

205-210 Ken Pratt Boulevard | Longmont, CO 80501

Pine Tree Wafra



Harvest Junction

**205-210 Ken Pratt Boulevard
Longmont, CO 80501**

- Harvest Junction is the number one best-in-class retail destination in Longmont, consisting of over 363,000 square feet and dominating the north and south side of Ken Pratt
- Featuring an exceptional lineup of national retailers including Lowes (NAP), Ross, Marshalls, Best Buy, Dick's Sporting Goods, Michael's, Petco, Staples, DSW and more
- Ideally positioned along Highway 119 in Longmont, the shopping center is visible to over 74,000 vehicles per day with over 4 million annual visitors and is the direct beneficiary of \$18.2 billion in spending power within a 30 minute drive





Join These Retailers AT HARVEST JUNCTION



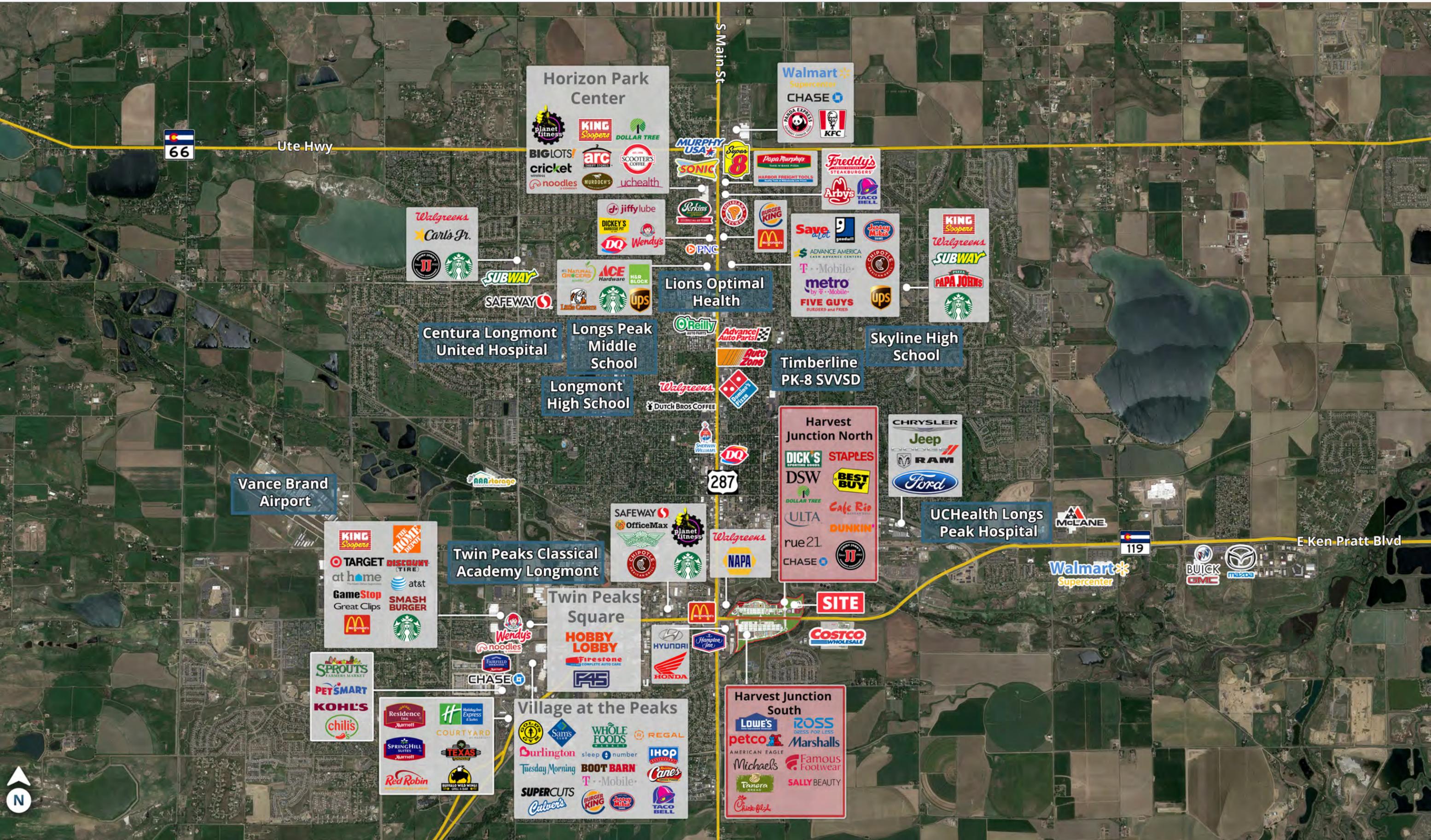
Site Plan

HARVEST JUNCTION

HARVEST JUNCTION NORTH		
UNIT	TENANT	SIZE (SF)
1200 N	PEARL VISION	2,450
1205 N	MAURICES	5,658
1210 N	AVAILABLE	1,766
1240 N	DSW	14,185
2030 N	CARTER'S	4,000
2040 N	THE WAX FACTORY	1,603
2060 N	FAN OUTFITTERS	5,032
2080A N	SMILE DOCTORS	3,090
2080B N	AVAILABLE	4,460
3100 N	BEST BUY	30,000
3120 N	DICK'S SPORTING GOODS	50,000
3130 N	STAPLES	20,385
3160 N	ULTA BEAUTY	9,980
3180 N	MASSAGE ENVY	4,000
3200 N	JIMMY JOHNS	1,311
3220 N	DOLLAR TREE	10,513
3230 N	THE JOINT	1,334
3245 N	SPORTS CLIPS	1,346
3260 N	PINNOCHIOS	4,022
5100 N	AVAILABLE (Pending)	3,200
5140 N	DENVER MATTRESS	5,950
LOT 6N	KONA HAWAIIAN BBQ	2,470

HARVEST JUNCTION SOUTH		
UNIT	TENANT	SIZE (SF)
1425 S	PANERA	5,059
3100 S	MATTRESS FIRM	3,242
3160 S	SUMO JAPANESE	3,286
6100 S	FIREHOUSE SUBS	1,500
6110	AVAILABLE	1,484
6120 S	AVAILABLE	1,866
6140 S	TOKYO JOE'S	2,374
6200 S	AVAILABLE - 8/2026	1,560
6220 S	THE TWISTED NOODLE	1,760
6240 S	AVAILABLE	2,257
6280 S	BRIGHT NOW! DENTAL	2,988
8100 S	AVAILABLE	2,622
8120 S	EXPRESS IT MAIL CENTER	1,105
8130 S	MAIN STREET NAILS	1,309
8140 S	SALLY BEAUTY SUPPLY	1,388
8150 S	AMERICA'S BEST	1,498
8170 S	FAMOUS FOOTWEAR	7,000
8180 S	MARSHALLS	32,000
8190 S	ROSS DRESS FOR LESS	30,257
8200 S	MICHAEL'S	21,208
8240 S	NORDSTROM RACK	28,028
8280 S	PETCO	15,239
LOT 5 S	Nana's Dumplings	6,000
LOT 8	AVAILABLE - DRIVE-THRU	0.988 AC
PARCEL B	AVAILABLE - UP TO 6,400 SF, SELF PARKED, DRIVE-THRU POSSIBLE	1.387 AC





66

Ute Hwy

S Main St

Vance Brand Airport

Horizon Park Center

Walmart Supercenter
CHASE

Centura Longmont United Hospital

Longs Peak Middle School

Lions Optimal Health

Timberline PK-8 SVVSD

Skyline High School

Longmont High School

Harvest Junction North

UCHealth Longs Peak Hospital

Twin Peaks Classical Academy Longmont

Twin Peaks Square

Harvest Junction South

Walmart Supercenter

E Ken Pratt Blvd

119

287

SITE

Harvest Junction South

LOWE'S
petco
ROSS
Marshall's
AMERICAN EAGLE
Famous Footwear
Michael's
Panera
SALLY BEAUTY
Chick-fil-A

Village at the Peaks

Burlington
Tuesday Morning
SLEEP & NUMBER
BOOT BARN
T-Mobile
SUPER CUTS
Culver's
Sams Club
WHOLE FOODS
REGAL
IHOP
Cane's
BURGER KING
JACK MURPHY'S
TACO BELL

TARGET
at home
GameStop
Great Clips
McDonald's
KING
DISCOUNT TIRE
at&t
SMASH BURGER
Starbucks

SPROUTS
PET SMART
KOHLS
chili's

Residence Inn
Spring Hill Suites
Red Robin
COURTYARD
TEXAS
BUFFALO WILD WINGS

SAFEMAX
OfficeMax
planet fitness
Starbucks

HYUNDAI
HONDA

DICK'S
DSW
DOLLAR TREE
ULTRA
rue21
CHASE
STAPLES
BEST BUY
Cafe Rio
DUNKIN'
Ford
Jeep
RAM

planet fitness
KING
DOLLAR TREE
BIG LOTS
cricket
noodles
arc
SCOOTERS COFFEE
uchealth
MURPHY USA
SONIC
Super 8
Papa Murphy's
Harbor Freight Tools
Freddy's
Arby's
TACO BELL

Walgreens
Carls Jr.
Starbucks

SUBWAY
SAFEMAX

ACE Hardware
Starbucks
ups

jiffy lube
DICKY'S
Wendy's
Perkins
PNC

BURGER KING
McDonald's

Save a Lot
Advance America
T-Mobile
metro
FIVE GUYS
Chipotle
Jockey
ups

KING
Walgreens
SUBWAY
PAPA JOHN'S
Starbucks

O'Reilly
Advance Auto Parts
Auto Zone

Walgreens
Dutch Bros Coffee

DO
Sherwin Williams
NAPA

CHRYSLER
Jeep
RAM
Ford

MCLANE

BUICK
GMC
mazda



Twin Peaks Square
HOBBY LOBBY
Firestone
FAS

Village at the Peaks
Sams Club
WHOLE FOODS
REGAL
Durlington
sleep & number
IHOP
Tuesday Morning
BOOT BARN
T-Mobile
Cane's
SUPERCUTS
Burger King
TACO BELL

Harvest Junction North
DICK'S Sporting Goods
STAPLES
DSW
BEST BUY
DOLLAR TREE
Cafe Rio
ULTA
DUNKIN'
rue21
CHASE

Harvest Junction South
LOWE'S
ROSS
petco
Marshall's
AMERICAN EAGLE
Famous Footwear
Michaels
Panera Bread
SALLY BEAUTY
Chick-fil-ly

SAFeway
OfficeMax
planet fitness
CHIPOTLE
Starbucks

Walgreens
NAPA

CHRYSLER
Jeep
DODGE
RAM
Ford



35,000 VPD

28,000 VPD

30,986 VPD



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DEMOGRAPHIC HIGHLIGHTS

1 MILE

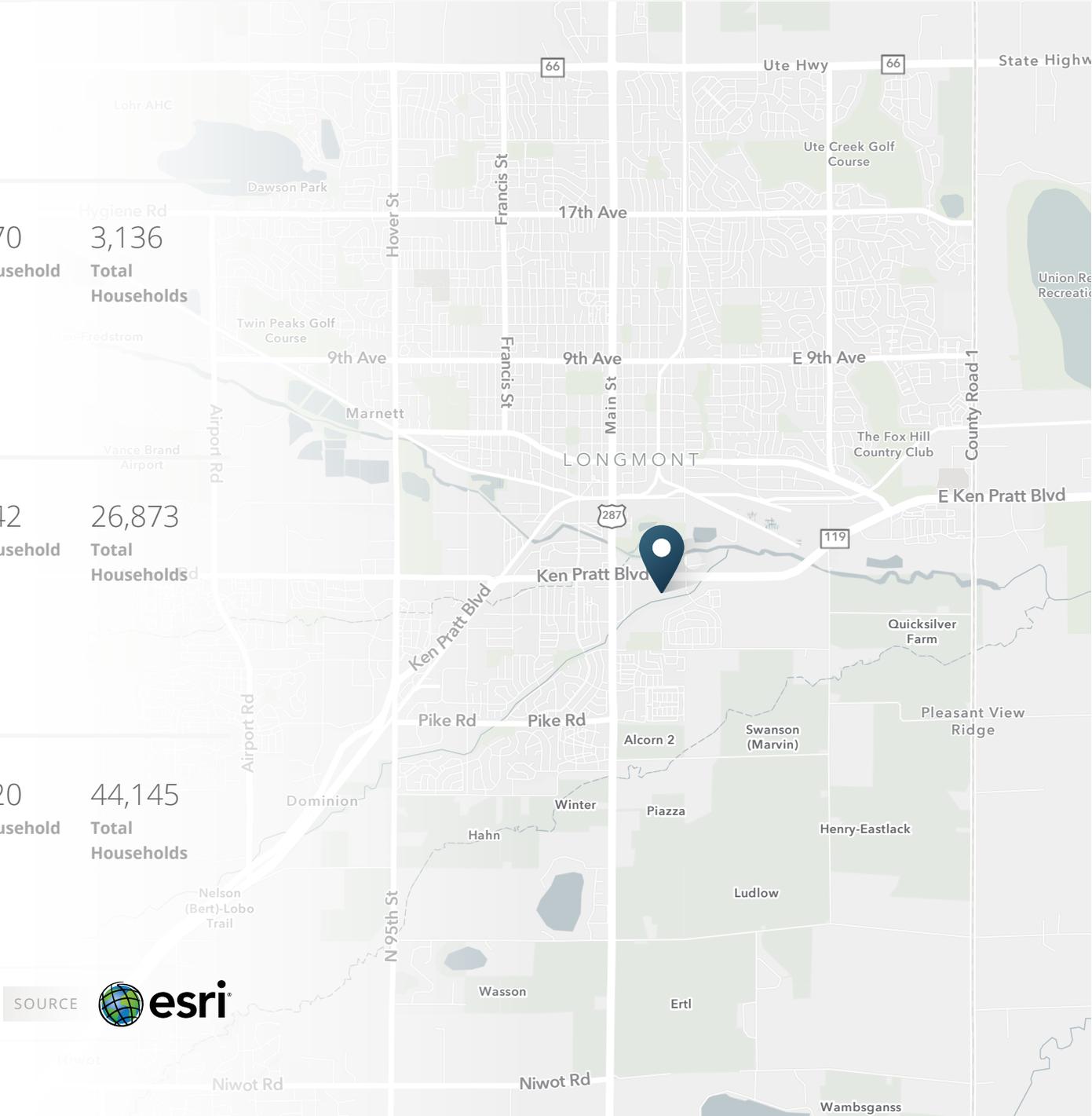
8,229 Population	10,808 Total Daytime Population	\$116,070 Average Household Income	3,136 Total Households
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3 MILES

67,221 Population	67,028 Total Daytime Population	\$118,142 Average Household Income	26,873 Total Households
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5 MILES

110,829 Population	98,917 Total Daytime Population	\$125,320 Average Household Income	44,145 Total Households
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> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

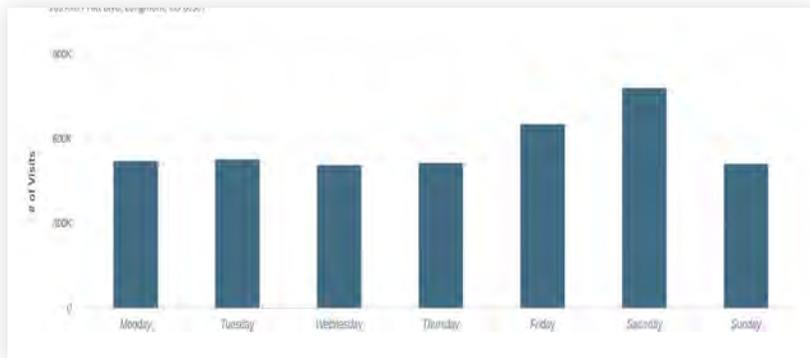


MOBILE DATA & FOOT TRAFFIC INSIGHTS

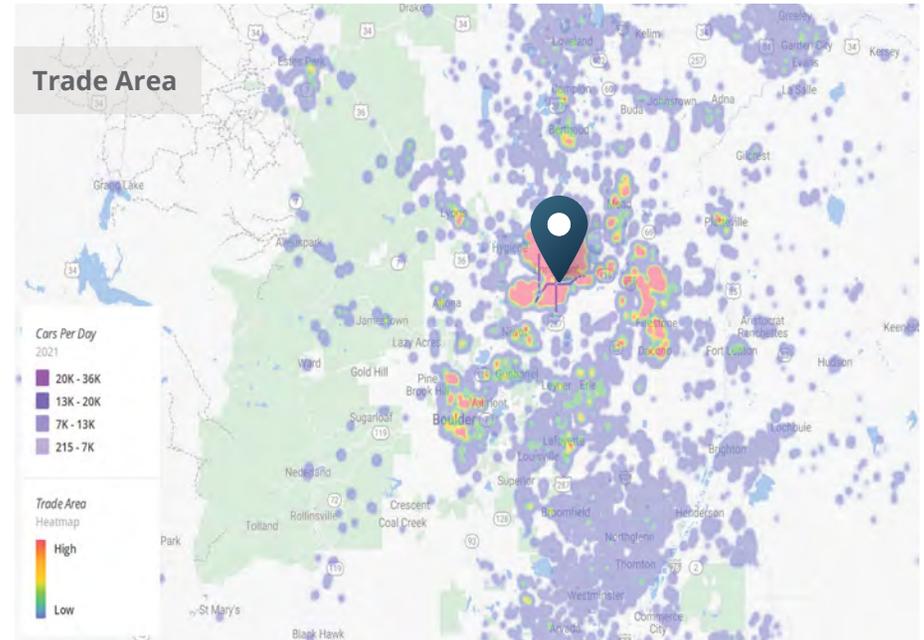
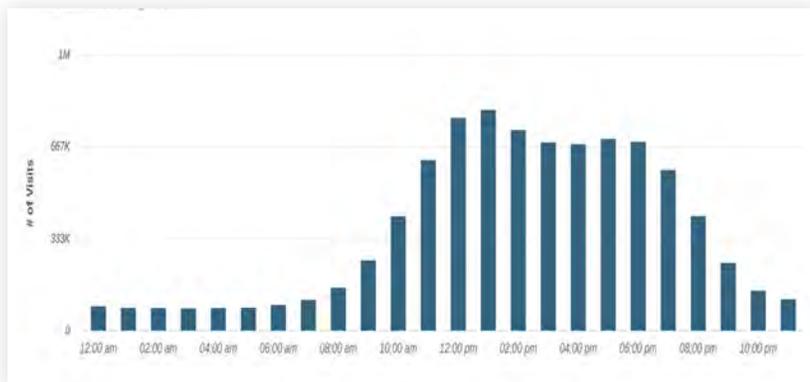
Estimated Annual Visits 03.01.2022 – 02.28.2023

Estimated # of Customers	Estimated # of Visits	Average Visits/Customer
521.9K	4 Million	7.72

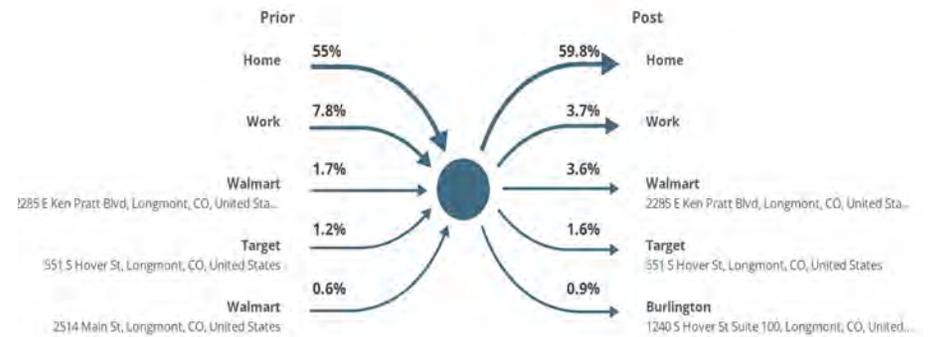
Daily Visits



Hourly Visits



Customer Journey



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SRS Real Estate Partners
1875 Lawrence Street, Suite 850
Denver, CO 80202
303.572.1800

Pine Tree

Wafra

Erik Christopher
Managing Principal
303.390.5252
erik.christopher@srsre.com

Tami Lord
Sr. Vice President
303.390.5244
tami.lord@srsre.com

SRSRE.COM

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