



Space Available:

Suite 125: **3,035 SF**

Lease Rate:

\$9.00/SF

NNN Rate:

\$14.69/SF

(2026 estimate)

Gross Monthly Rate: \$5,992/month

**1109 OAK PARK DR.
SUITE 125
FORT COLLINS, CO**

**OFFERING
6-Month Free Rent**

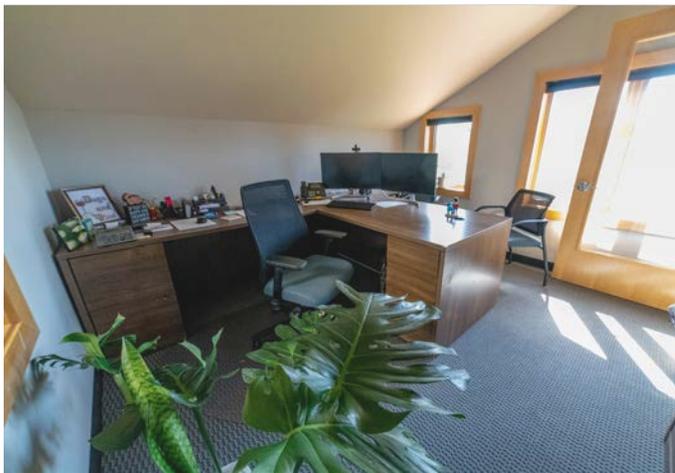
OFFICE SUITE AVAILABLE FOR LEASE — CENTRALLY LOCATED IN FORT COLLINS

- 3 private offices, breakroom/kitchenette, open plan work space, private restrooms, outdoor patio.
- Monument signage available.
- Centrally located in Fort Collins.
- Ample parking.



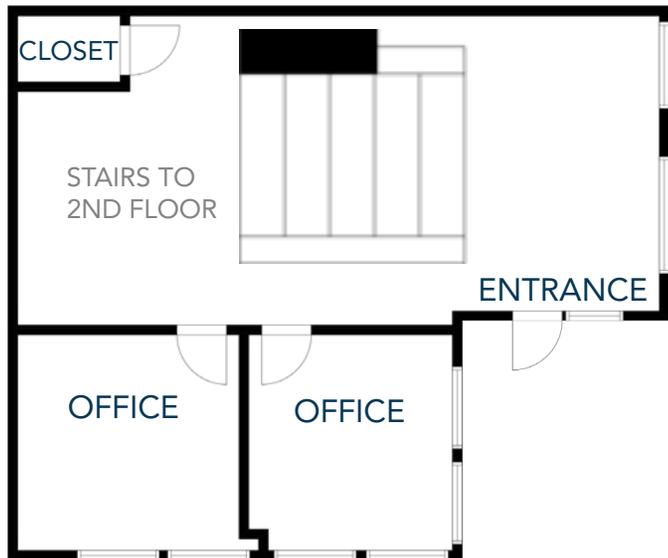


SUITE 125 PHOTOS



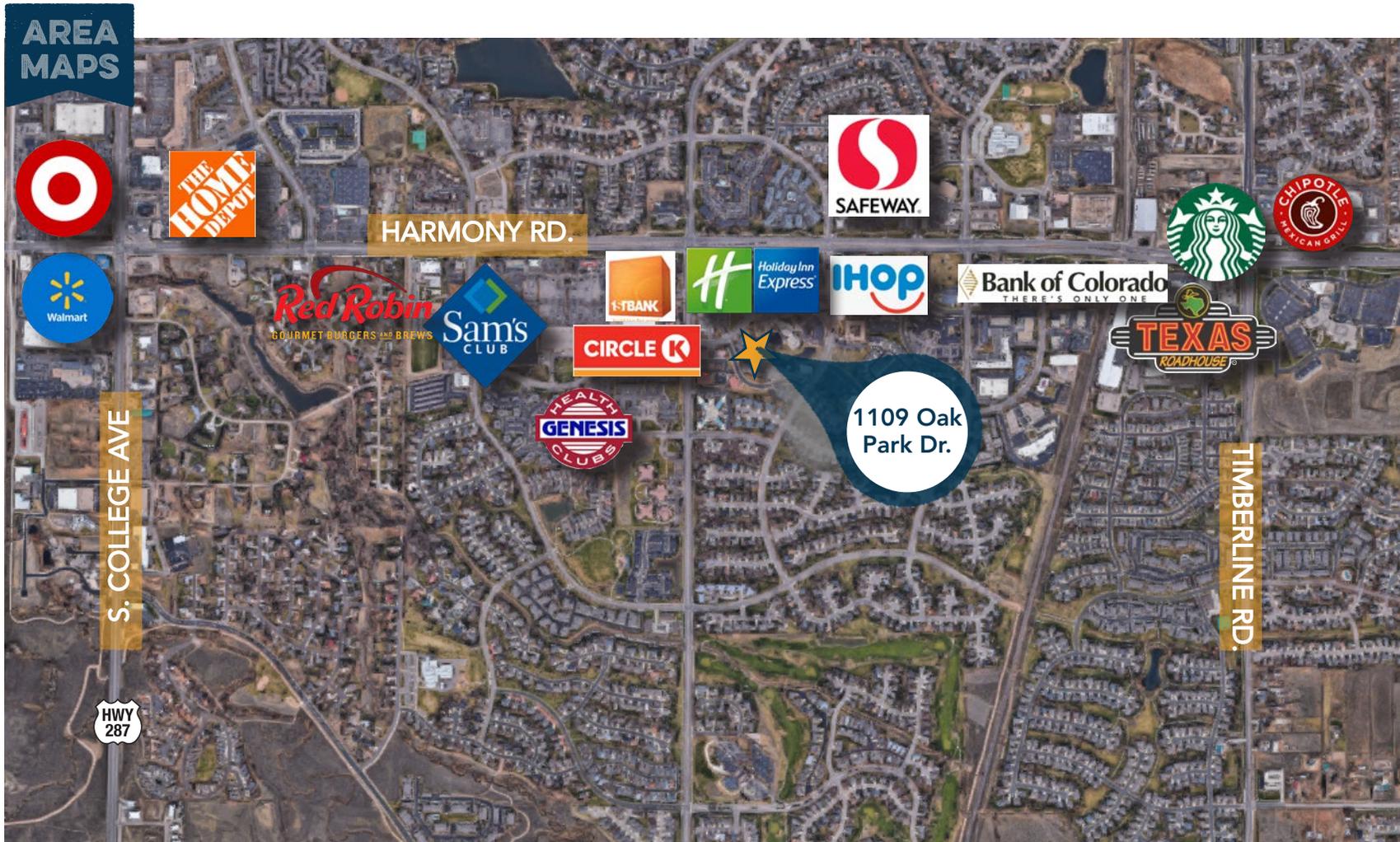
SUITE 125 FLOOR PLAN

1ST FLOOR



2ND FLOOR





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The information contained in this offering has been obtained from sources believed to be reliable; however, the accuracy cannot be guaranteed. All potential buyers and/or tenants are hereby advised to perform their own due diligence and independently verify all of the information set forth herein.