

# 3400 Penrose Place, Suite 203

Boulder, Colorado 80301

Medical Condo  
For Sale  
Approx. 1,600 Sq/Ft  
\$541,500.00



Eric Rutherford MBA, CCIM, GREEN  
303.541.1908

[erutherford@wkre.com](mailto:erutherford@wkre.com)  
[www.ericrutherford.com](http://www.ericrutherford.com)

United States Naval Academy Graduate  
Served as an Officer in the United States Marine Corps

Dan Tremblay  
720.564.6067

[dtremblay@wkre.com](mailto:dtremblay@wkre.com)  
[www.dantremblay.wkre.com](http://www.dantremblay.wkre.com)





# Details

## Condo

<b>Listing Price</b>	\$541,500.00
<b>Zoned</b>	Dental / Medical Only
<b>Located</b>	Boulder Health Professions
<b>Tenant pays</b>	Gas/Electric/A/C/Wifi
<b>Year Built</b>	1979
<b>Office</b>	Large open reception area, 2 closed door offices, private bathroom and kitchen. Plenty of sinks!
<b>HVAC Systems</b>	Forced Air
<b>Parking</b>	First come / first serve/ large lot
<b>HOA</b>	\$1,600/month (includes shared compressor, vac, suction)
<b>Taxes</b>	\$14,550.46
<b>Water</b>	City of Boulder
<b>Electric</b>	Xcel Energy



