

NEW PRICE

FLEX/OFFICE LIGHT MANUFACTURING  
FREESTANDING CREATIVE SPACE

FOR SALE/LEASE

2905 S. Center Green Ct.  
Boulder, CO 80301

ECO - FRIENDLY

## PROPERTY HIGHLIGHTS

**Creative, Eco-Friendly Flex Office/Industrial Building.** Finishes include two large open work areas with open ceilings and spiral ductwork, 8 private offices, two conference rooms, private shower, server room, two break rooms and entertainment lounge. An extremely convenient location with free parking, nearby B-Cycle station & RTD, and within walking distance to many restaurants & amenities. Eco friendly features include LED energy efficient fixtures, non-toxic paints and finishes, new energy efficient HVAC, extensive renewable energy solar array and energy efficient roof system.

Suite A	2,599 SF
Suite B/C	4,695 SF
Entire Building	7,295 SF
Timing	Available Now
Lease Rate	\$18.00/RSF NNN
Sale Price	\$2,300,000
Expenses (Est)	\$10.50/RSF
Lease Term	3-5 Years

Located Within the Boulder  
Junction Mixed Use Transit  
Oriented Development (TOD)  
Zoning Overlay.



Near Bike Path



Open Ceilings



Flex Space



Private Shower



Glass Overhead Door



Kitchenette

Colorado  
Group

FOR MORE INFORMATION

**Ashley Overton**

Senior Broker

303.449.2131 ext 147

ashley@coloradogroup.com

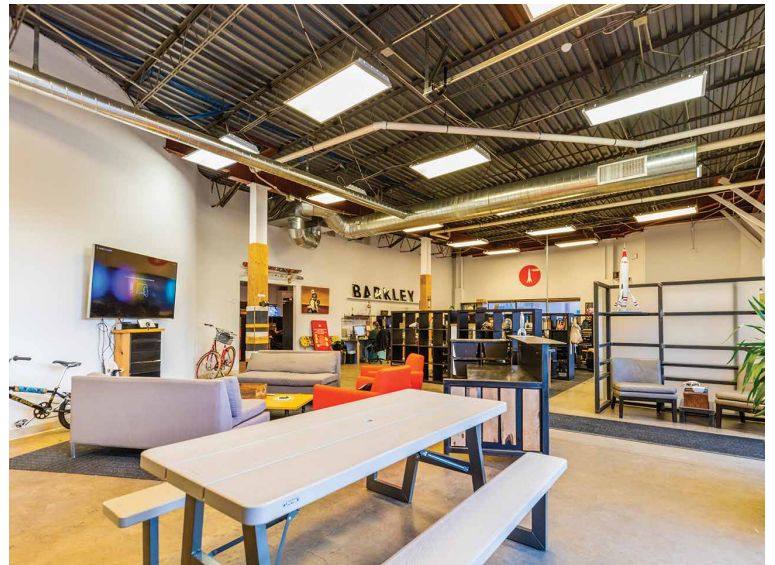


# FLEX/OFFICE SPACE IN BOULDER FOR SALE/LEASE

2905 S. Center Green Ct. Boulder, CO 80301

Colorado  
Group

## PROPERTY PHOTOS



© 2025 The Colorado Group, Inc. The information contained herein was obtained from sources deemed reliable and while thought to be correct, accuracy it is not guaranteed by The Colorado Group, Inc. Licensed in the State of Colorado.

The Colorado Group, Inc. | 3101 Iris Avenue, Suite 240, Boulder, CO 80301 | 303-449-2131 | [www.coloradogroup.com](http://www.coloradogroup.com)

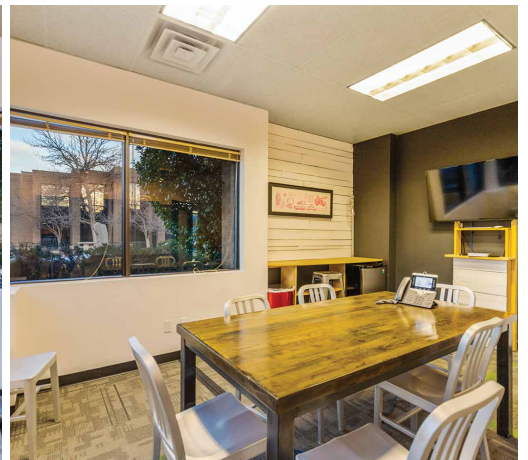
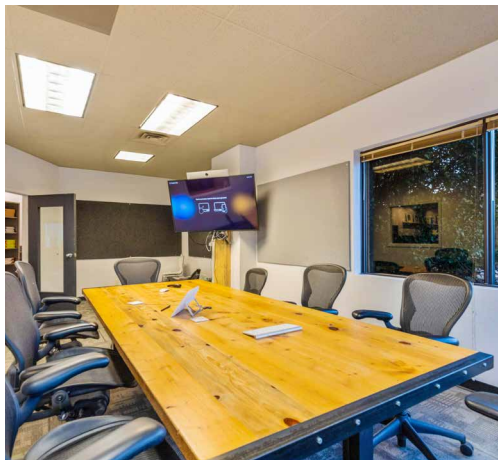
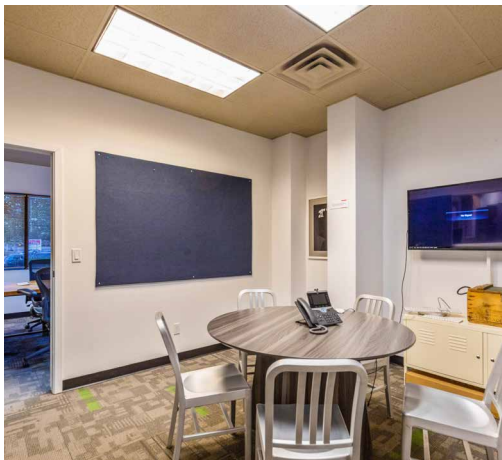


# FLEX/OFFICE SPACE IN BOULDER FOR SALE/LEASE

2905 S. Center Green Ct. Boulder, CO 80301

Colorado  
Group

## PROPERTY PHOTOS



© 2025 The Colorado Group, Inc. The information contained herein was obtained from sources deemed reliable and while thought to be correct, accuracy it is not guaranteed by The Colorado Group, Inc. Licensed in the State of Colorado.

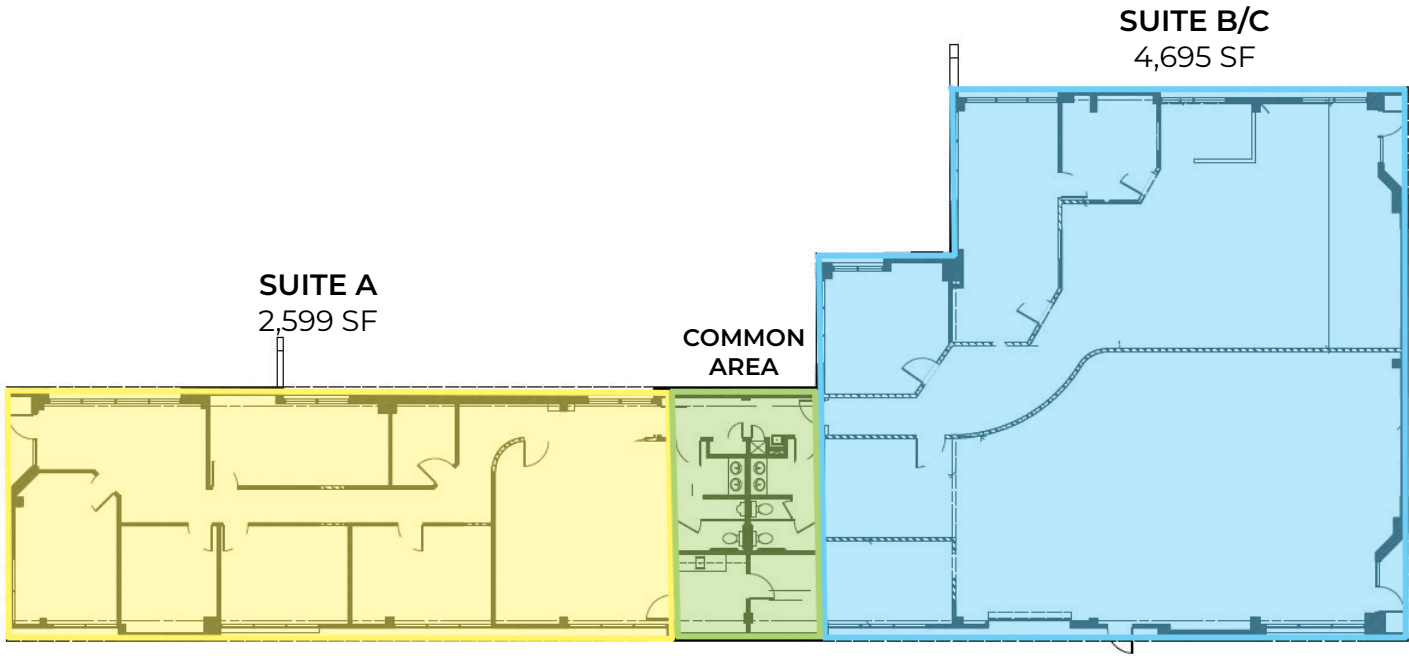
The Colorado Group, Inc. | 3101 Iris Avenue, Suite 240, Boulder, CO 80301 | 303-449-2131 | [www.coloradogroup.com](http://www.coloradogroup.com)

# FLEX/OFFICE SPACE IN BOULDER FOR SALE/LEASE

2905 S. Center Green Ct. Boulder, CO 80301



## PROPERTY FLOOR PLAN



## PROPERTY LOCATION

