

1860 Lefthand Circle.

Longmont, Colorado 80501

Industrial Building
For Lease - EASILY DIVISIBLE TO 5,000 SQ/FT
Approx. 20,400 Sq/Ft
\$12.00 Sq/Ft

[View the video here](#)



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Details

Free Standing Building

Easily Divisible to 5,000 sq/ft - 20,400 sq/ft

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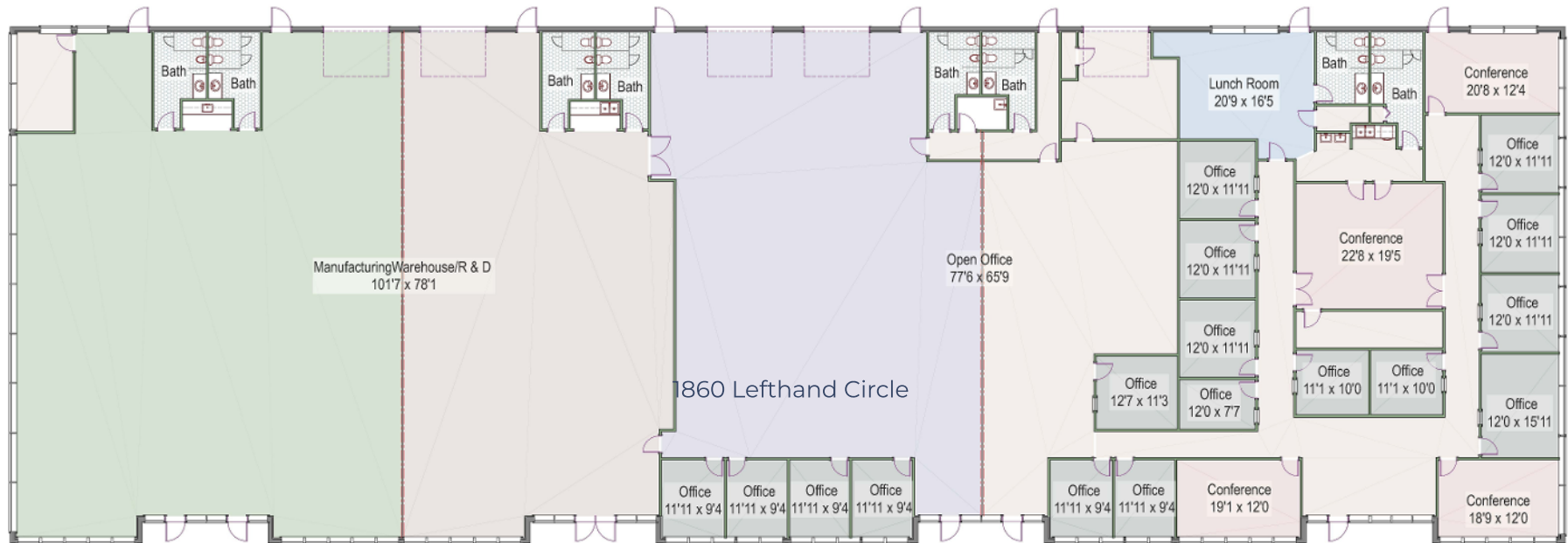


Listing Price	\$12.00 sq/ft + \$8.65 NNN
Uses	Industrial / Flex / Manufacturing / Processing/R&D / Warehouse / Distribution
Located on	2.17 acres
Building Sq/Ft	Approx. 20,400 sq/ft - Easily Divisible
Ceiling Height	11' clear height
HVAC Systems	Forced Air
Power	1600 Amp / 240 Volt / 3 Phase
Drive up Dock Door	Four - 10' x 8' doors
Roof	Replaced 2023
Parking	50 spaces
Electric	Xcel Energy
Utilities	City Water / City Sewer

Floor plan

Possible Demising Plans

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Measurements are approximate and no responsibility is taken for any omission or mis-statement. Square footage is determined based on exterior dimensions and is not guaranteed. Floor plan is for the exclusive use of Eric Rutherford/Dan Tremblay and may not be transferred or sold. Floor Plans prepared by Overhead Views, (303) 886-9578, esw@overheadviews.com



Interior Photos

