

2721 COUNCIL TREE AVE  
FORT COLLINS, CO 80525



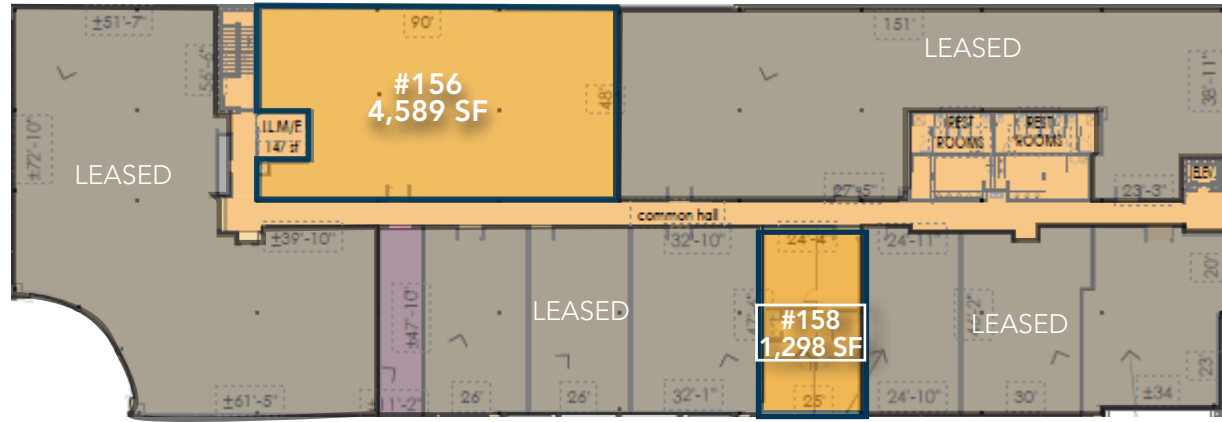
	Space Available:	Lease Rate:	NNN Rate:
<b>Bldg 100</b>	#156: 4,589 SF	<b>\$22.25 / SF</b>	<b>\$11.84 / SF*</b> +\$0.25 / SF for trash services (*2024 estimate)
<b>Bldg 300</b>	#158: 1,298 SF		
	#236-360: 6,820 SF		
	#335: 3,960 SF		
	#345: 1,893 SF		
	#350: 2,752 SF		

*RANGE OF MODERN OFFICE SUITES AVAILABLE FOR LEASE ALONG HARMONY CORRIDOR*

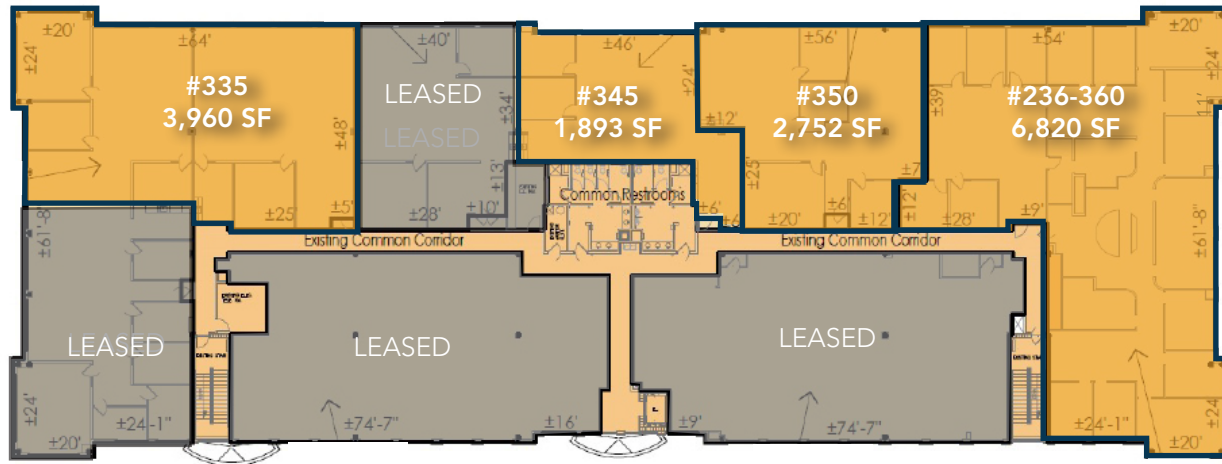
- Professional, spacious 2nd-floor office suites with private offices, reception area, conference room, breakroom, print/copy room, open space, secure storage and access to shared restrooms
- Close proximity to I-25 offers easy regional access
- Surrounded by retail shopping and restaurants
- Large shared parking lot
- See below for availability dates



## BUILDING 100 - LEVEL 2



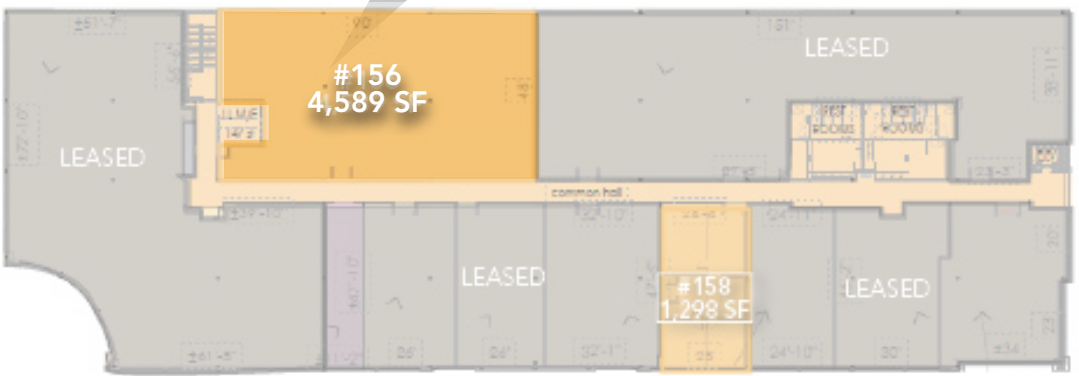
## BUILDING 300 - LEVEL 2



# FLOOR PLAN: BLDG 100 - SUITE 156

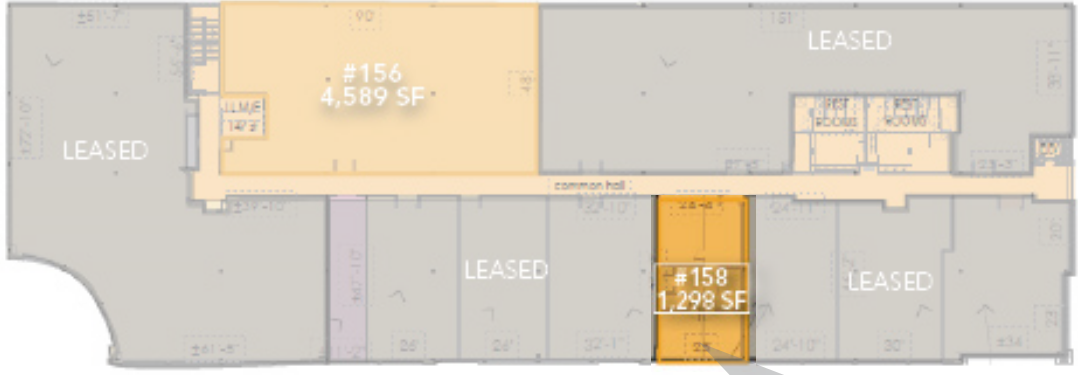
Suite 156 4,589 SF

Available:  
11/30/24

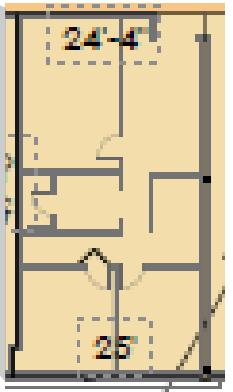


# FLOOR PLAN: BLDG 100 - SUITE 158

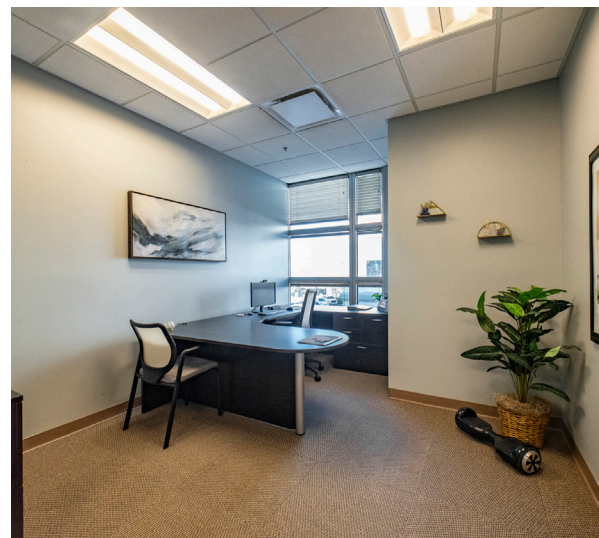
Available:  
NOW



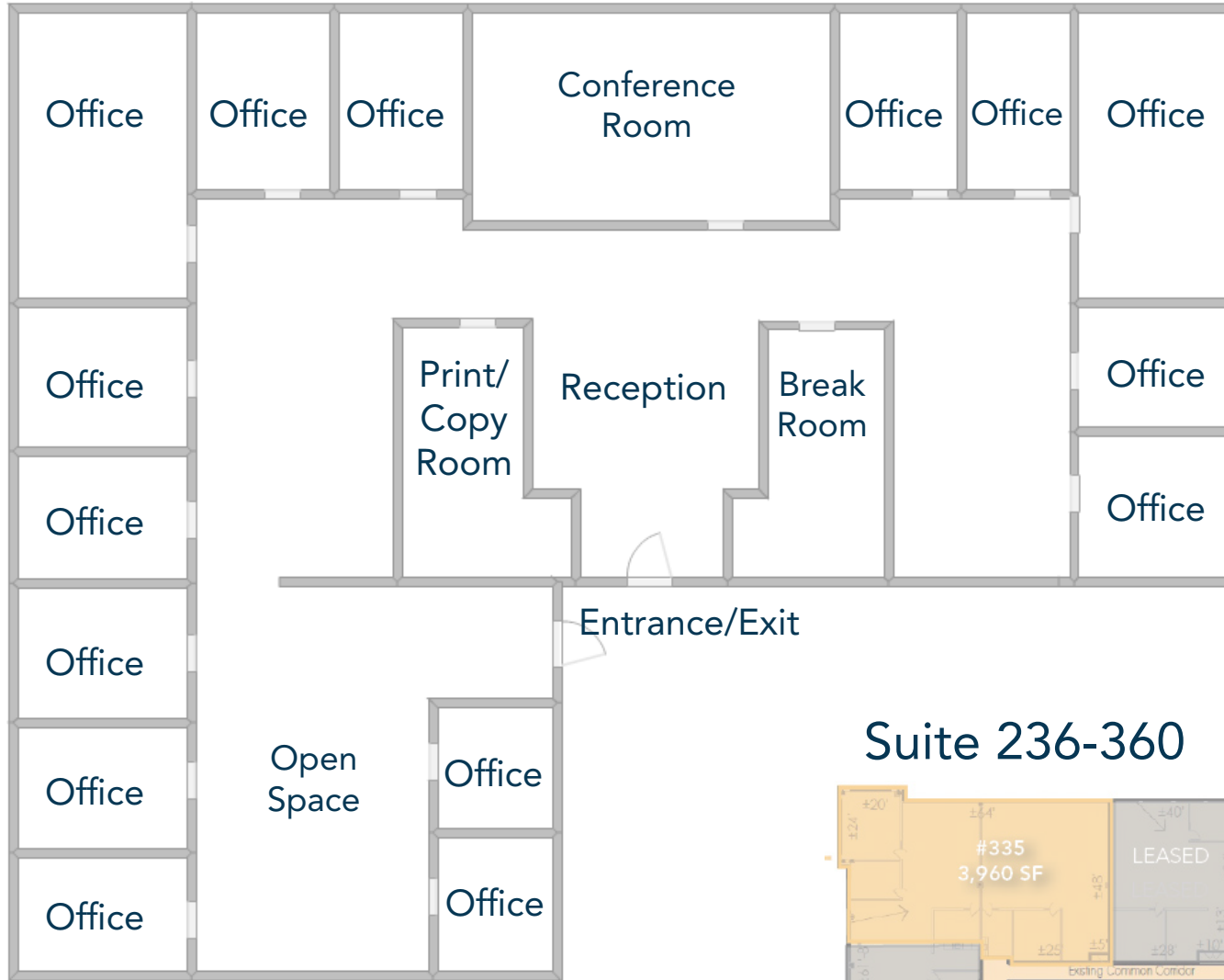
Suite 158 1,298 SF



# PROPERTY PHOTOS: SUITE 236-360

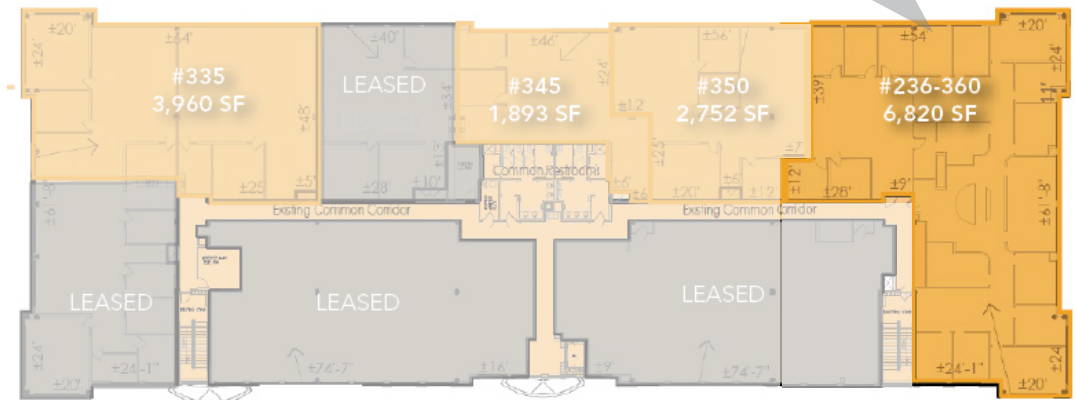


# FLOOR PLAN: BLDG 300 / SUITE 236-360



**Available:  
NOW**

**Suite 236-360 6,820 SF**



Information contained herein is not guaranteed. Potential land purchasers and tenants are advised to verify all information. Price, terms and information are subject to change.

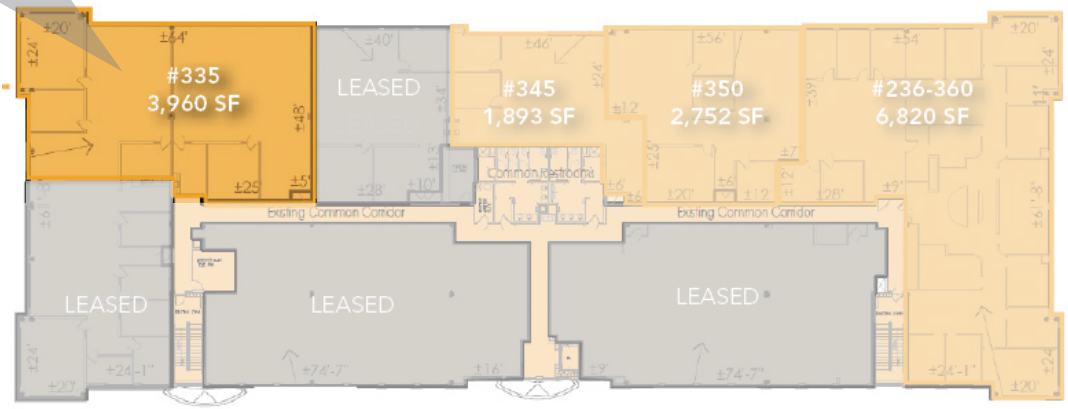


# FLOOR PLAN: BLDG 300 - SUITE 335

Suite 335 3,960 SF

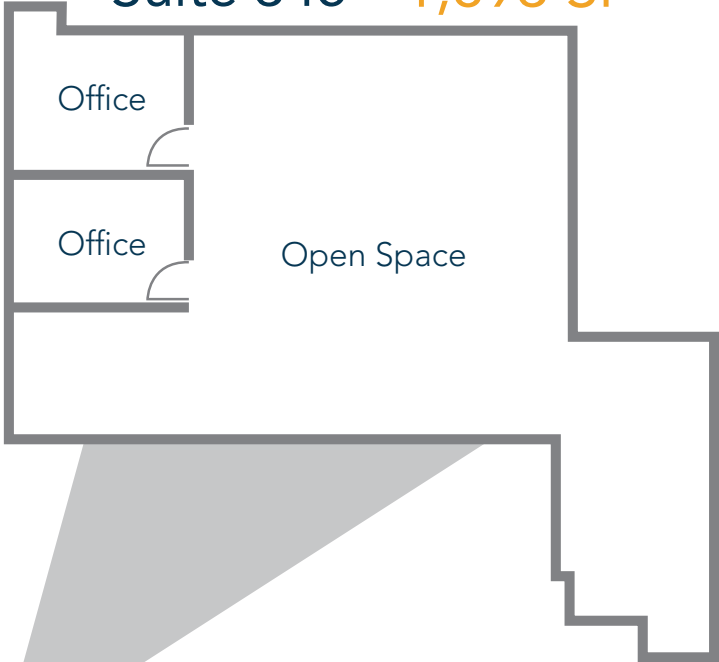


Available:  
NOW

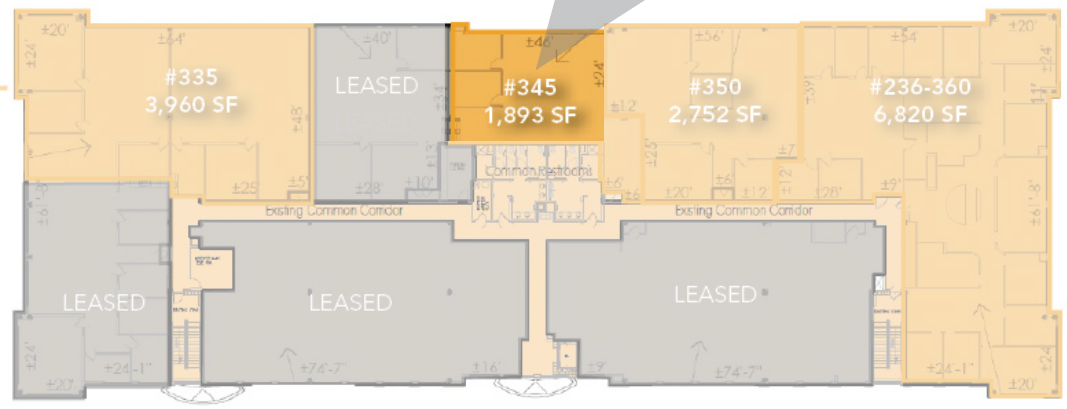


# FLOOR PLAN: BLDG 300 - SUITE 345

Suite 345 1,893 SF



Available:  
NOW

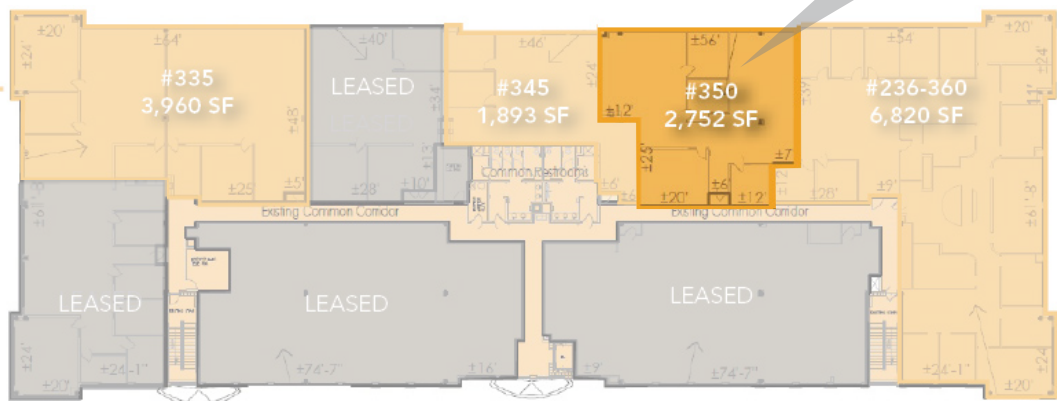
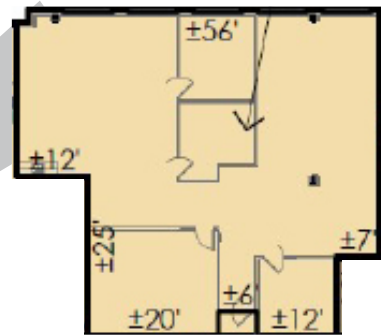


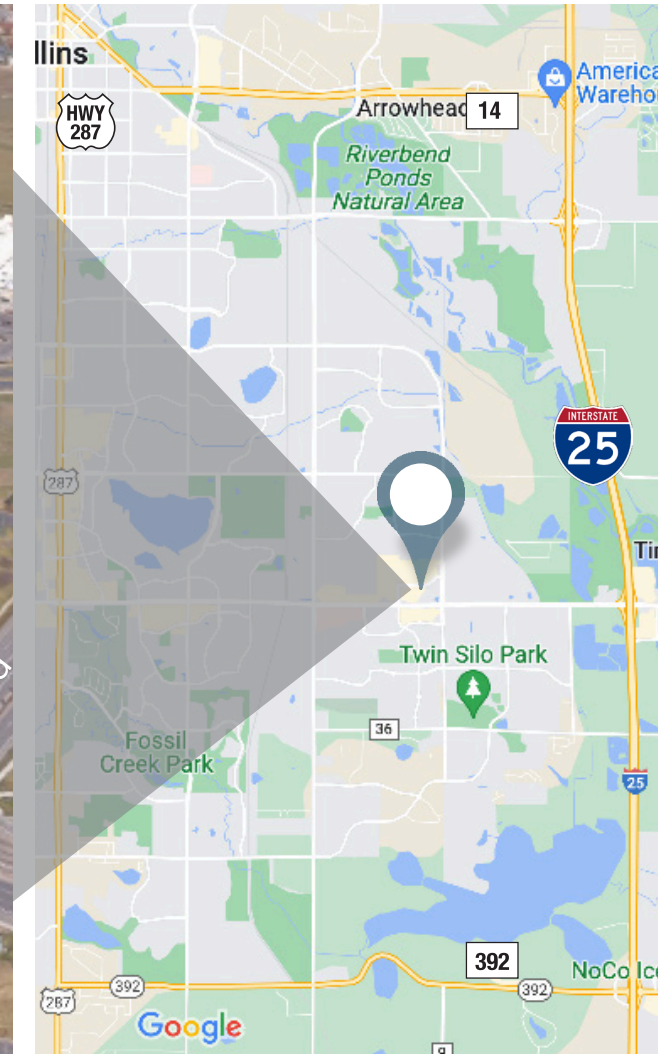


# FLOOR PLAN: BLDG 300 - SUITE 350

Suite 350 2,752 SF

Available:  
2/29/24





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