

THE **EXCHANGE**

234 N COLLEGE



Suites B1-B2: 626 SF

Available: Now

Lease Rate: \$2,450.00 / mo. gross

CAM Rate: \$1,634.90 / mo. gross

Total: \$4,084.90 / mo. gross

*PRIME RETAIL/FLEX LOCATION IN THE HEART OF OLD TOWN*

The Exchange is uniquely Fort Collins and a major addition to the vibrancy and character of Old Town. A destination for great food, entertainment, mercantile and creative outdoor areas - the Exchange creates the perfect fusion of family-friendly leisure and liveliness.

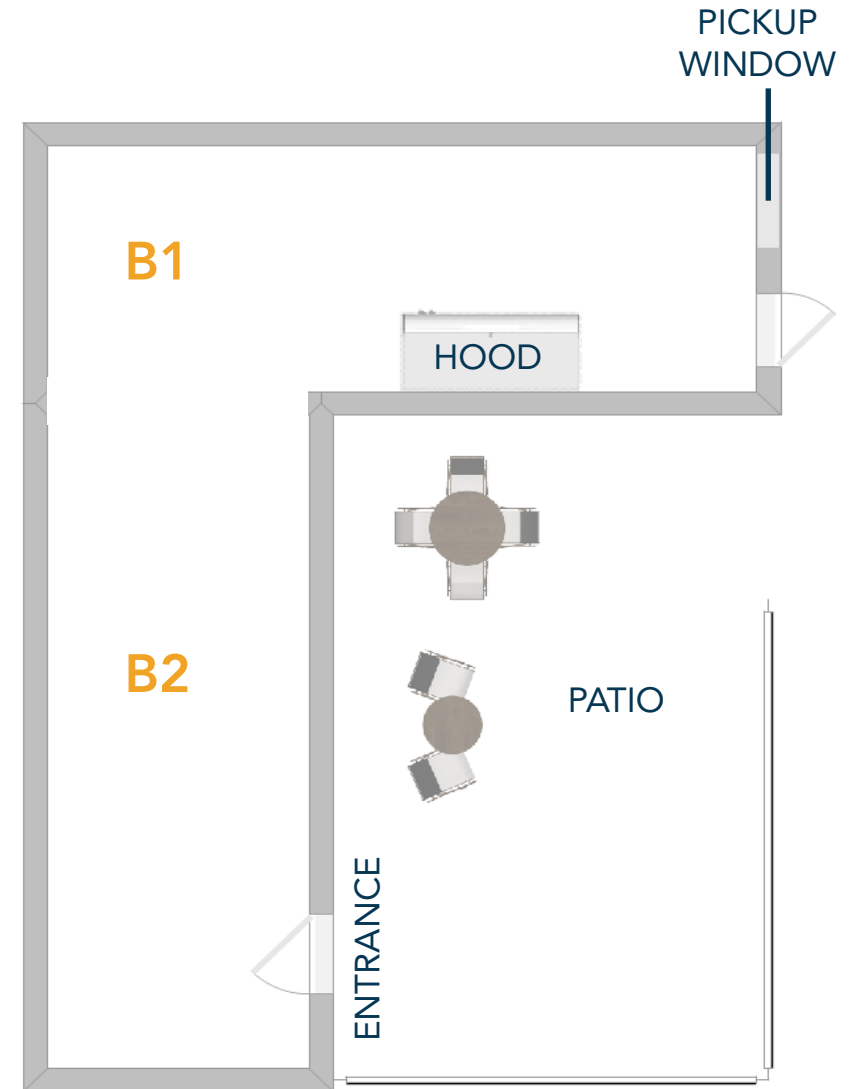




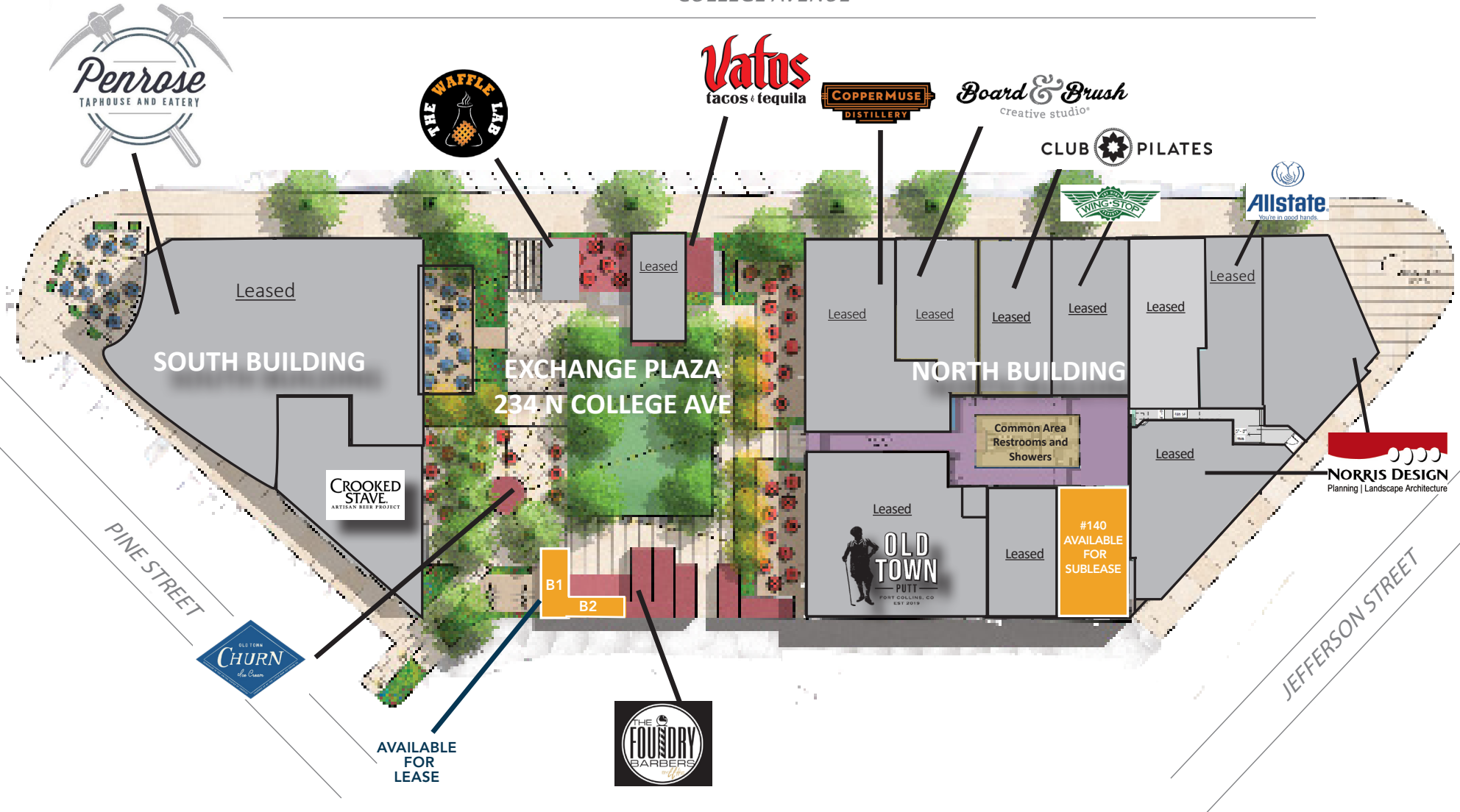
# 244 N COLLEGE, #140



## FLOOR PLAN



COLLEGE AVENUE



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