



8110-8196 COLORADO BLVD
SUITES S-2 & S-4
FIRESTONE, CO 80504

	Lease Rate:	NNN Rate:
Unit S-2: 1,200 SF	\$23.00/SF NNN	\$13.14/SF
Unit S-4: 1,200 SF		

TWO OPEN PLAN RETAIL/OFFICE UNITS FOR LEASE - CENTRALLY LOCATED IN FIRESTONE

- Unit S-2 consists of an open plan layout, bar, kitchen and two private restrooms
- Unit S-4 consists of 2 private offices, kitchenette, private restroom and storage area
- Anchored by Safeway and surrounded by other high-trafficked retail amenities such as Ace Hardware, Big O Tires, Subway and more
- Prominent monument and building signage available
- Ample onsite parking in large shared lot





UNIT S-4

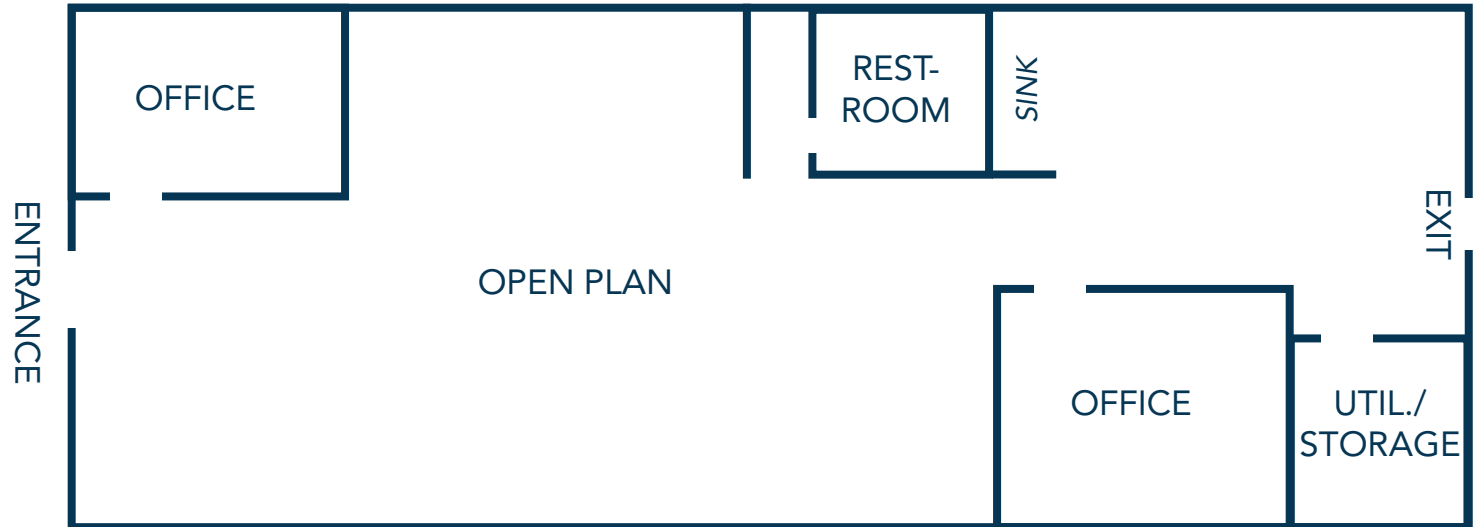


FLOORPLAN

UNIT S-2



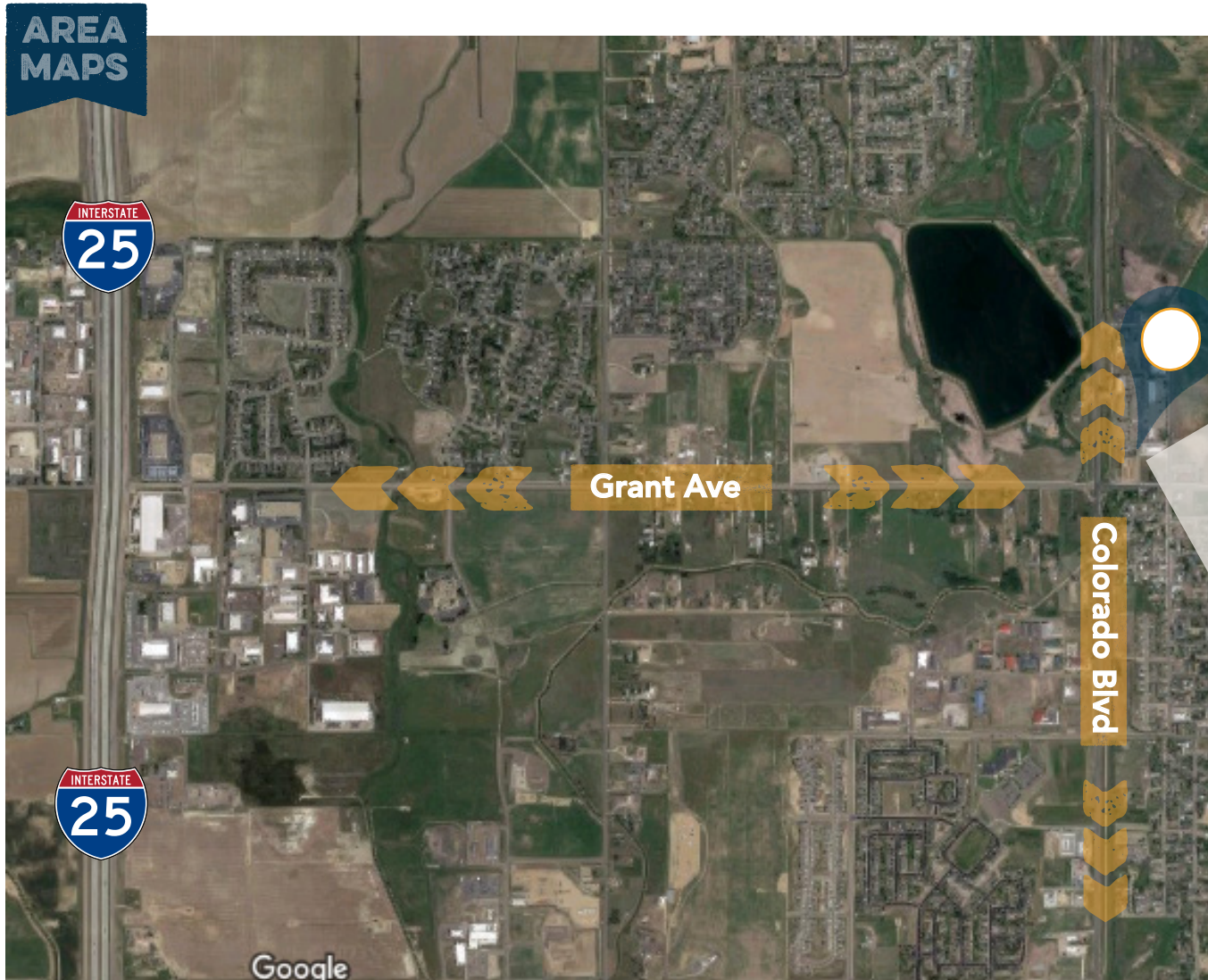
UNIT S-4



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.

AERIAL VIEW





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