

123 NORTH COLLEGE AVENUE, SUITE 140

FORT COLLINS, COLORADO 80524



SELLER FINANCING AVAILABLE



OLD TOWN FORT COLLINS

OFFICE/SALON/RETAIL SPACE AVAILABLE FOR SALE OR LEASE

SALE PRICE: \$599,000 | LEASE RATE: \$15.00/SF NNN | NNN: \$13.77/SF

PROPERTY FEATURES

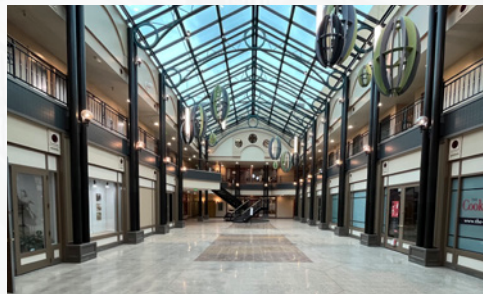
Available Size 3,040 SF
(Includes additional
± 1,200 SF basement)

Building Size 75,388 SF

YOC/YOR 1900/2015

PROPERTY HIGHLIGHTS

- Downtown Fort Collins location
- Large storefront windows
- High foot traffic
- Near numerous amenities
- Includes 3 parking spots in the Mason Street parking garage



ENTRY / ATRIUM / COMMON AREAS

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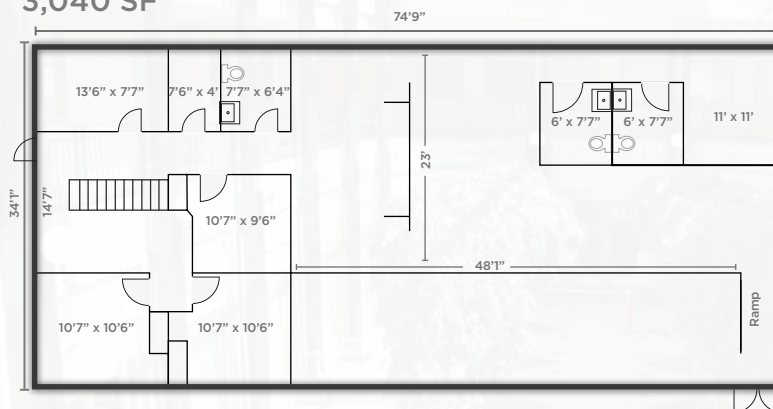


LOCATED IN OLD TOWN FORT COLLINS

FLOOR PLANS (UNIT 140)

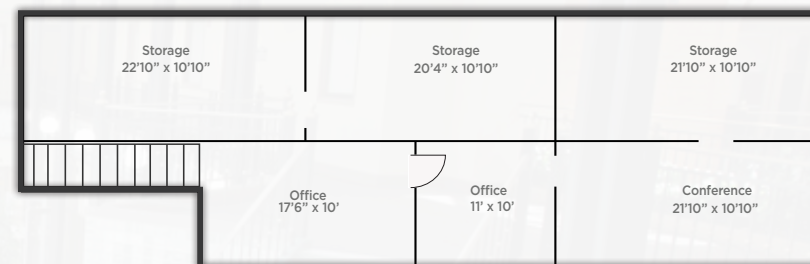
Retail

3,040 SF



Basement

± 1,200 SF



For more information,
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