

Retail Space for Sublease in
the Heart of Longmont

324 MAIN ST | LONGMONT, CO 80501

Size: 1,280SF

Rate: \$17/SF + NNN (\$9.40)

Zoning: Retail

Date Available: 30 Days

Sublease Term Ends 06/30/26

DAINTY DELIGHT

Ready to turn a little space into a lot of success? This bright, lively retail space is brimming with energy, historic charm and a touch of class. Tenants love the large storefront windows, recessed entry, updated floors and exposed brick. But these fancy features are not at the expense of some key practicalities like a full storage basement (not included in the rent), a bathroom, and single-sightline layout. Positioned in the heart of Longmont's bustling downtown, you'll be surrounded by vintage appeal, anchor businesses, and delicious dining options.

PROPERTY HIGHLIGHTS

- Historic warmth with ceramic ceilings and exposed brick
- Full basement for storage (and it's free!)
- Bathrooms in suite
- Great neighboring tenants, including Longmont Downtown Development Authority, Flower Wild, Longmont Bicycle, Landline Doughnuts, Old Town Marketplace, The Passenger and more coming!
- Option to purchase nearly-new blade sign from former tenant

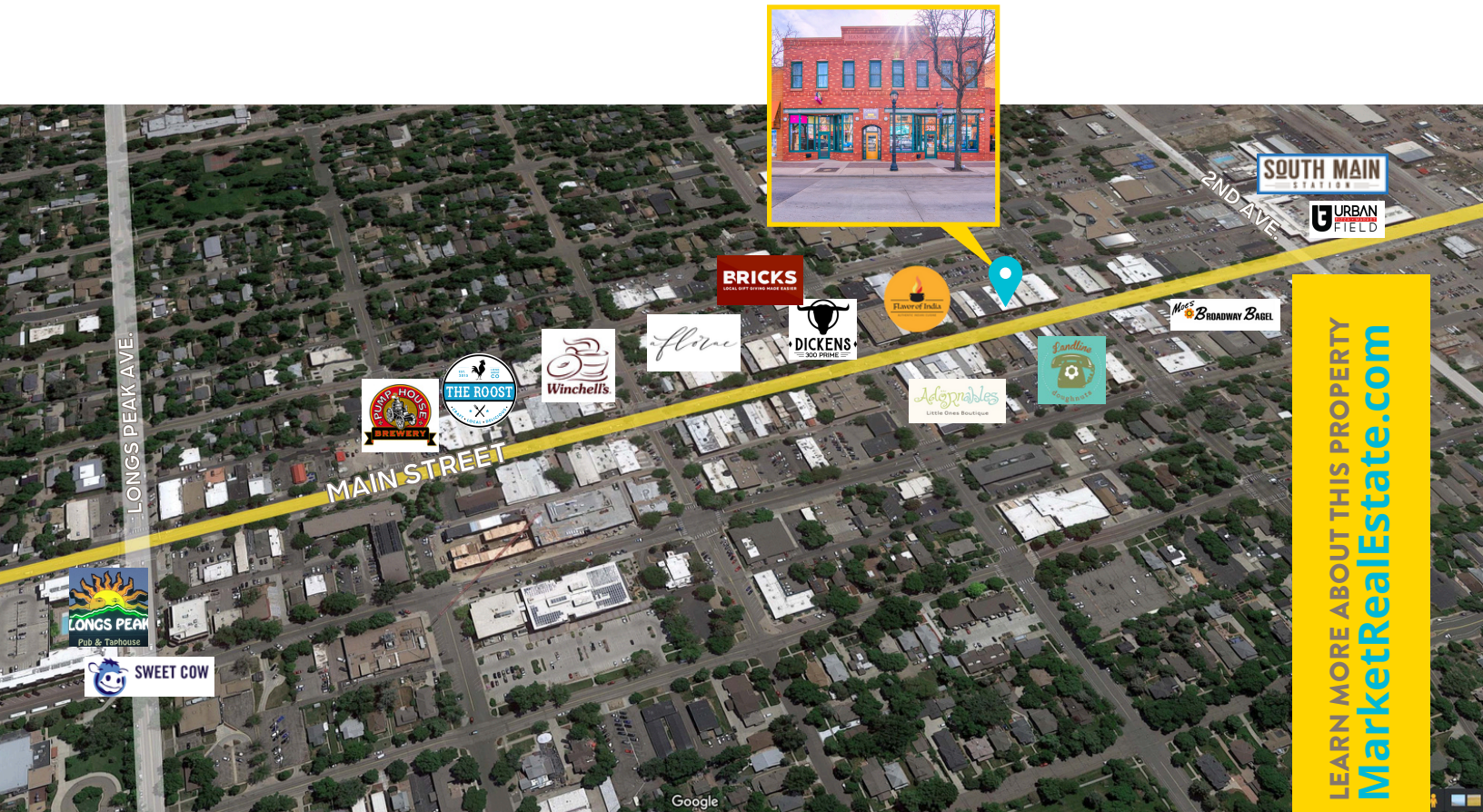
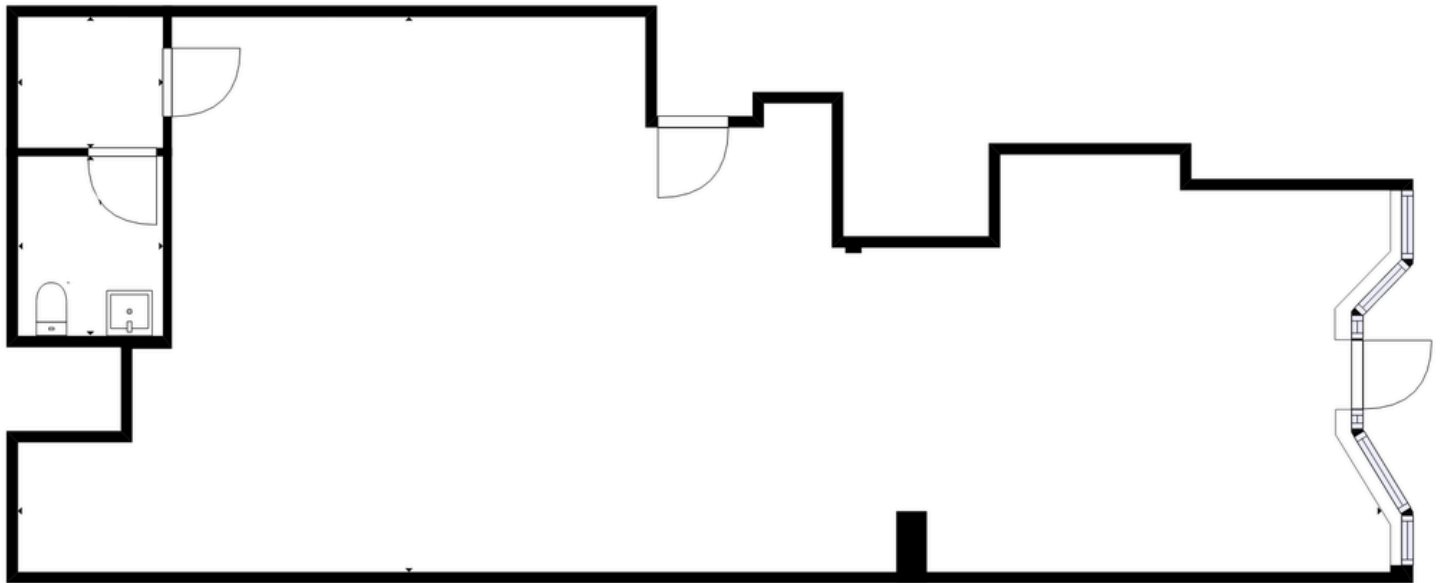


LEARN MORE ABOUT THIS PROPERTY
MarketRealEstate.com



market

REAL ESTATE



HEIDI SCHAMBER
303 444 4344
Heidi@MarketBoulder.com

ANNIE LARNER
303 444 1344
Annie@MarketBoulder.com

LEARN MORE ABOUT THIS PROPERTY
MarketRealEstate.com

