

## Office Building For Lease

**2500 BROADWAY | BOULDER, CO 80304**

Size: 3,828 SF

Rate: \$27/SF + NNN (\$12.22)

Zoning: Office

Date Available: 01/01/2023

# A TON OF BRICKS

That is, this freestanding beauty hits hard with its modern-yet-warm styling. There's 3,520 square feet of well appointed offices and shared workspace accentuated by clean lines, stone countertops, and hardwood features. Oh, and if you happen to run into a brick wall, you can simply reach out and touch it... the architectural features add warmth and texture to the space. And, the well lit conference room helps even more - it walks out to a second story patio with clear views of the flatirons. Simply stunning. Ready to hit the bricks?

### PROPERTY HIGHLIGHTS

- Second story outdoor space with views of the mountains
- Modern motif with warmth from interior exposed brick
- Stone countertops and attractive wood cabinets
- Freestanding building with dedicated parking lot



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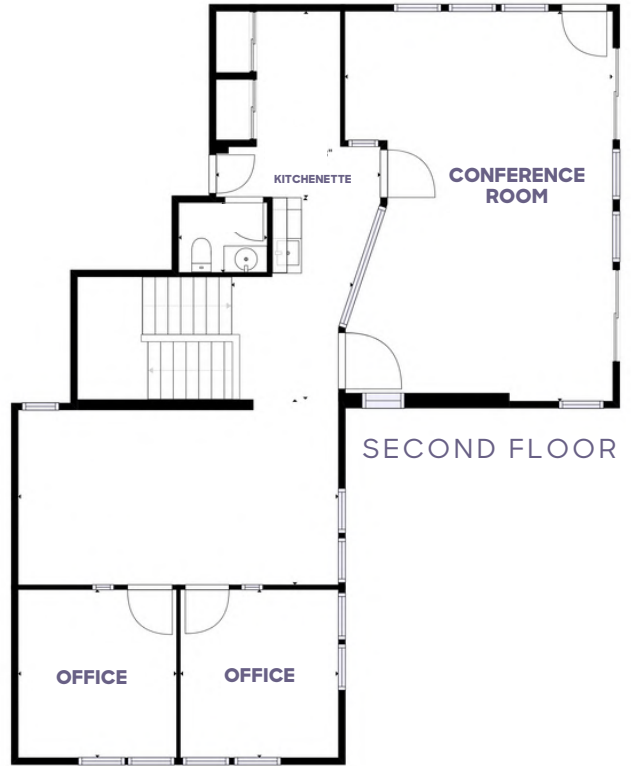
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**TODD WALSH**

303 444 5040 [Todd@MarketBoulder.com](mailto:Todd@MarketBoulder.com)

**RACHEL ROHRIG**

303 444 4910 [Rachel@MarketBoulder.com](mailto:Rachel@MarketBoulder.com)

