

WAREHOUSE SPACE
FOR SUBLEASE

1925 Pike Road

LONGMONT, CO 80501

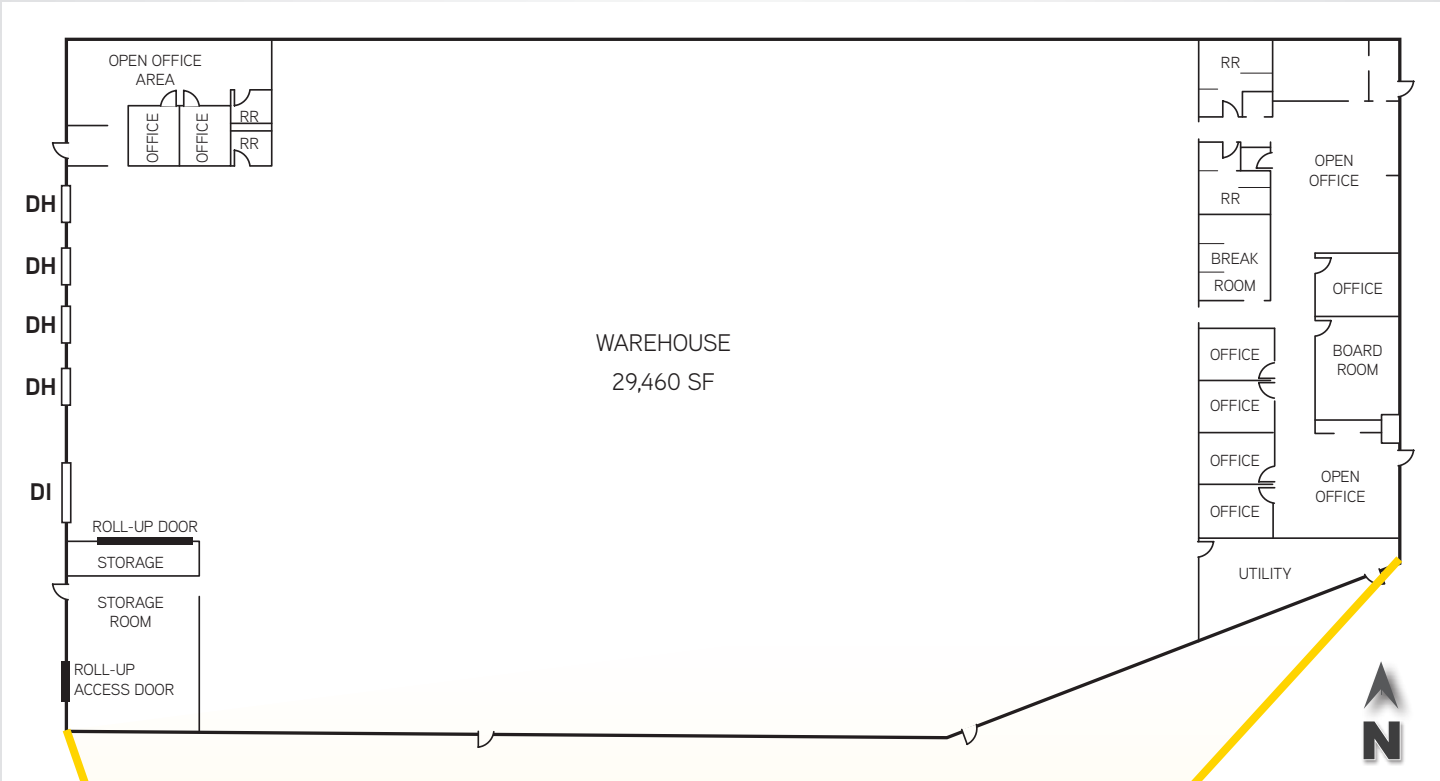


Building Information

- › Available: 40,793 SF (a reduced 38,843 SF is an option)
- › Office: 5,900 SF (a reduced 2,950 SF is an option)
- › Loading: Four (4) Dock High Doors
Two (2) Drive-In Doors (12'x14')
- › Clear Height: 36'–40'
- › YOC: 2000
- › Power: 1,200Amps/480Volt/3-Phase (TBV)
- › Sprinklered: Yes (ESFR)
- › Lease Rate: \$14.97/SF NNN
- › Operating Expenses: \$4.83/SF

Highlights

- › One of Boulder County's few high-clear Class A distribution options
- › Immediate access to Hwy 119 and Hwy 287
- › High efficiency lighting
- › Skylights
- › Sublease term through 9/14/2032, shorter term possible



1925 Pike Road
Longmont, CO 80501

Contact

STEVE SERENYI
303 283 4578
steve.serenyi@colliers.com

4643 South Ulster Street
Suite 1000
Denver, CO 80237
MAIN +1 303 745 5800
FAX +1 303 745 5888

www.colliers.com/denver

