



DENTAL SPACE FOR SUBLEASE

2897 VALMONT ROAD
BOULDER, CO 80301

PROPERTY HIGHLIGHTS

Turnkey dental suite available for sublease. Excellent Central Boulder location with easy access and great visibility from Valmont Road. The space has a very efficient layout, consisting of six treatment areas (all with plumbing), lab area, x-ray room, consultation room, break room/kitchenette, reception area, waiting room, and two restrooms. With quality finishes and plumbing throughout, this space is ready to go for any dental-related uses. Current sublease is through November, 2022 with a 5-year option to renew and all FF&E can also be made available. A must see!

- Efficient layout
- Quality finishes
- Ample on-site parking
- Furniture available
- Easy access & great visibility
- Near bus stop & restaurants

Suite 100	1,923 RSF
Available	Immediately
Lease Rate	\$30.00/RSF Gross
Sublease Through	11/30/2022
Parking	19 parking spaces
Zoning	RM-1

DISCLAIMER: The information contained in this brochure has been obtained from sources we believe to be reliable. However, while we have no reason to doubt the accuracy of the information, it is important for you to understand that we have not verified the accuracy or completeness of the information and, therefore, do not make any guarantees, warranties or representations regarding the accuracy and completeness of the information provided. It is your responsibility to verify and confirm the accuracy and completeness of the information contained herein. The tenant, buyer, seller and/or landlord should not rely on the information contained in this brochure but instead should independently verify the permitted use and zoning of the property him or herself. The zoning link is for initial informational purposes only.

CONTACT US

Layne McBride
Broker Associate
303.449.2131 ext 134
mcbride@coloradogroup.com

W. Scott Reichenberg
President/Principal
Broker Associate
303.449.2131 ext 130
scott@coloradogroup.com

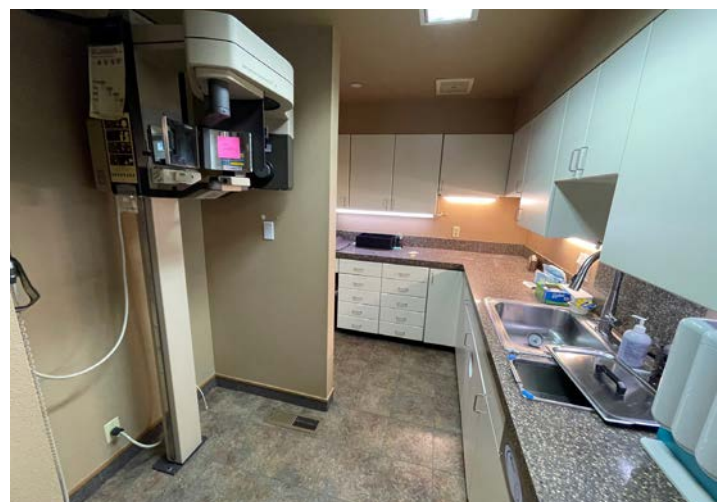
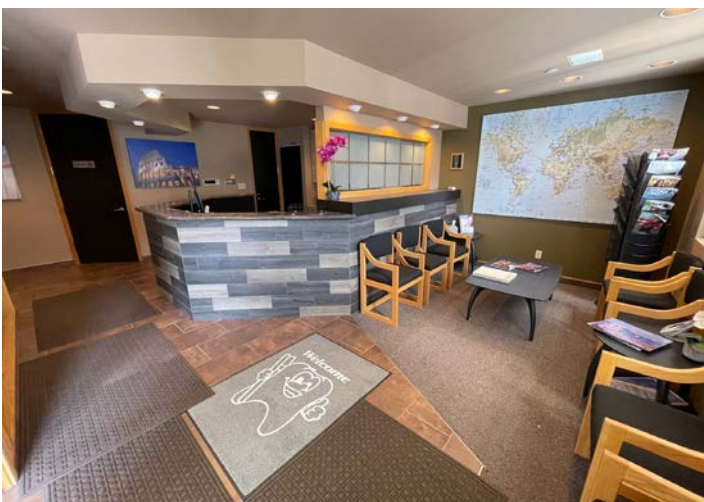
The Colorado Group, Inc
3434 47th St, Suite 220
Boulder, CO 80301
303.449.2131
www.coloradogroup.com

TURNKEY DENTAL SUITE FOR SUBLEASE

2897 VALMONT ROAD, BOULDER, CO 80301

Colorado
Group

PROPERTY PHOTOS



The Colorado Group, Inc. | 3434 47th St, Suite 220, Boulder, CO 80301 | 303-449-2131 | www.coloradogroup.com

* For a complete disclaimer, please see page one of this brochure.

TURNKEY DENTAL SUITE FOR SUBLEASE

2897 VALMONT ROAD, BOULDER, CO 80301

Colorado Group

PROPERTY LOCATION



The Colorado Group, Inc. | 3434 47th St, Suite 220, Boulder, CO 80301 | 303-449-2131 | www.coloradogroup.com

* For a complete disclaimer, please see page one of this brochure.