

PEARL RETAIL SPACE FOR LEASE

939 PEARL STREET
BOULDER, CO 80302



PROPERTY HIGHLIGHTS

We're not sure if we said it loud enough, so we'll say it again - BRAND NEW RETAIL DIRECTLY ON PEARL. And let us also add that an opportunity like this doesn't present itself too often. Enjoy a completely renovated retail space in the middle of all the action with great visibility and signage opportunities, bright natural light and parking options. It goes without saying if you have any interest, we recommend moving quickly.

- Undergoing interior renovations in 2022
- Tons of natural light
- Pop-up shop or long-term lease available
- Signage opportunity visible on Pearl
- Prime West Pearl Street retail

Square Feet	206 RSF
Available	Q4 2022
Lease Rate	\$80.00/RSF
Expenses (Est)	\$23.00 NNN (2022 Estimate)
Zoning	DT-2

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. Licensed in the State of Colorado.

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A property of:



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PROPERTY FLOOR PLAN



PROPERTY LOCATION

