

1546 28th Street  
Boulder, Colorado



## RARE SMALL RETAIL SPACE AVAILABLE ON 28TH STREET!

### BUILDING HIGHLIGHTS

SPACE AVAILABLE 924 RSF

LEASE RATE \$23.00 / RSF / NNN

EXPENSES \$14.38 / RSF + UTILITIES

### PROPERTY FEATURES

- Fantastic location between 29th Street Mall and the University of Colorado with visibility from 28th Street, the gateway to Boulder.
- Traffic Counts:  
45,000 VPD along 28th street  
35,000 VPD along Arapahoe Street
- Other tenants that share the retail center include; Domino's Pizza, Mattress Firm, India Bazaar, and T-Mobile

### WALK SCORE®

- 89** **Very Walkable**  
Most errands can be accomplished on foot.
- 54** **Good Transit**  
Many nearby public transportation options.
- 100** **Biker's Paradise**  
Daily errands can be accomplished on a bike.



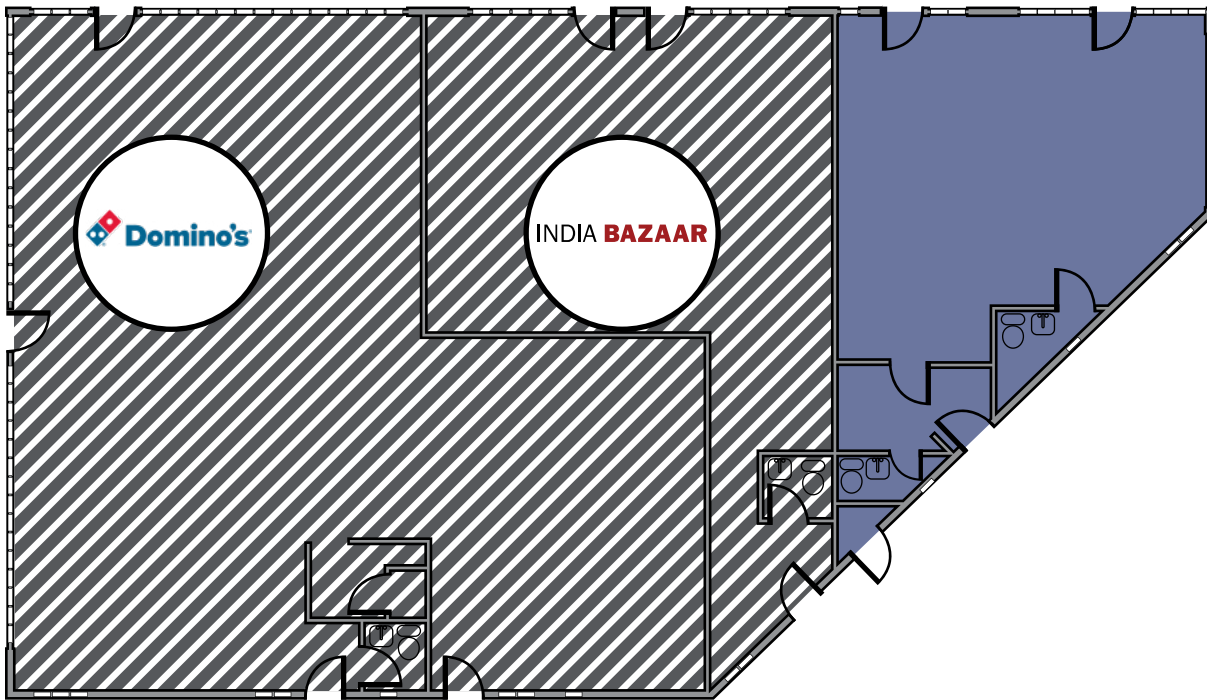
FOR MORE INFORMATION CONTACT:



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FLOOR PLAN



available space   
 leased 



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