

For Lease

500 ELDORADO BLVD BROOMFIELD, CO

80,979 SF
BUILDING 3

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Property Highlights

- Year Built: 1999
- Floors: 2
- 80,979 SF standalone building integrated into a large campus environment (divisible to 38,990 SF)
- Rental Rate: \$28.50/SF FSG
- Ceiling height: 9'
- 40,000 SF efficient floor plates
- Parking: 5/1000 (Free Surface)
- On-site security and property management
- Building signage available
- Excellent access - 2 blocks from US 36
- 15 minutes from Boulder and 20 minutes from Downtown Denver
- Proximity to Rocky Mountain Metropolitan Airport
- 1 mile from Flatiron Crossing Mall
 - Over 30 restaurants and ample shopping



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On-Site Amenities



Conference facility accomodates up to 480



Food Hall with catering options



Two cafes offering specialty coffee



Fitness center featuring showers, locker rooms, and daily classes



Outside seating areas with grill, volleyball court, and workout equipment



Basketball court coming soon



SCL health clinic available



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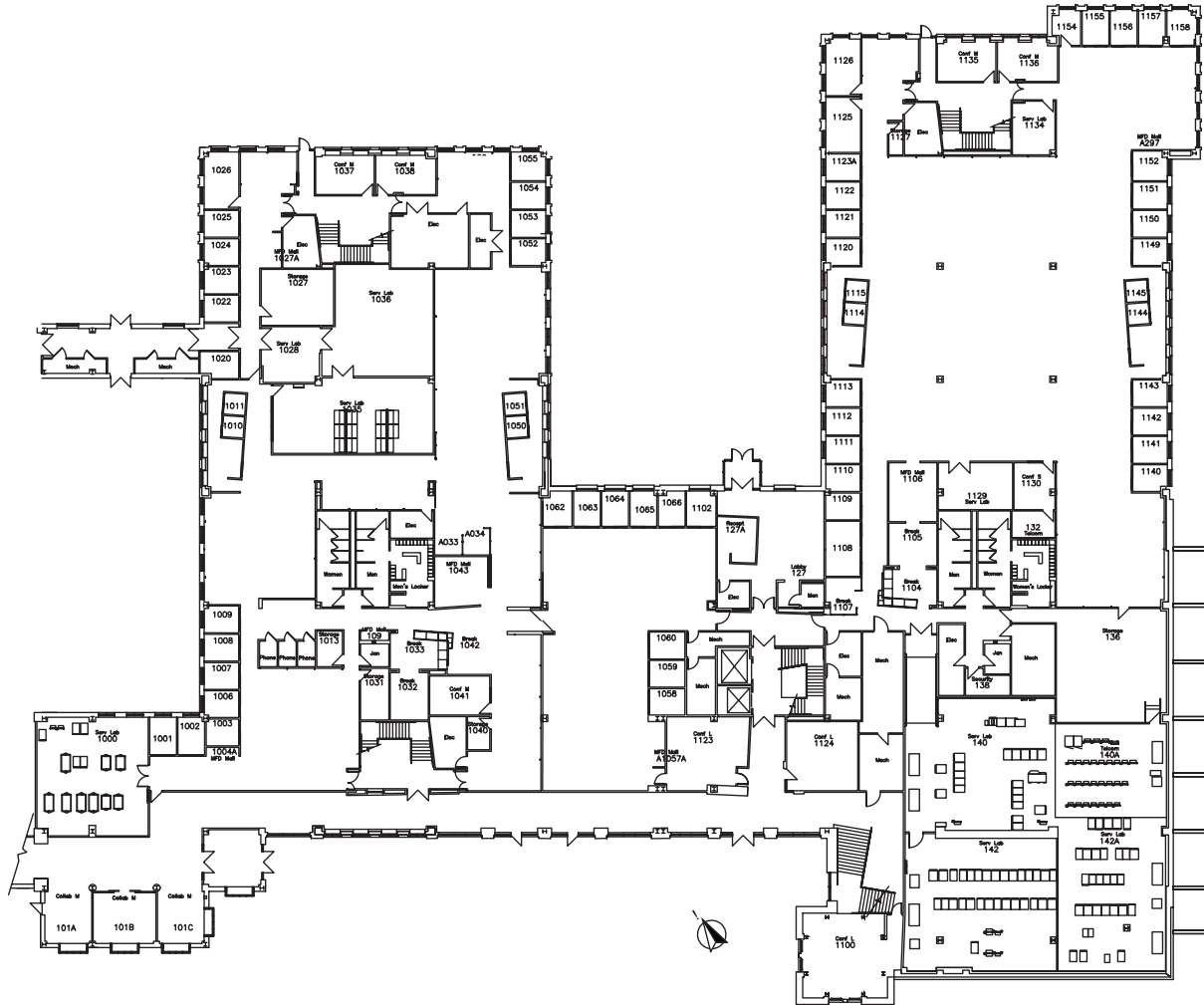
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Typical Floor Plan



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Location Overview



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