

1830 17th Street
Suite 100
Boulder, CO

2,866 Square Feet

Office Space Available!

- **Premier Downtown Address:** Located just one block south of Pearl Street in the heart of historic Boulder
- **Elevated Office Space:** 2,866 SF turnkey suite with 8 private offices
- **Sunlit Interiors:** Expansive windows fill the space with natural light, creating a bright and energizing environment
- **Executive Amenities:** Includes a large conference room, spacious reception area, kitchenette, private restrooms, and an in suite shower
- **Private Parking Advantage:** Enjoy exclusive use of 5 covered garage spaces plus plentiful off-street parking for clients and guests
- **Year-Round Comfort:** Zoned central air conditioning keeps your workspace pleasant in every season
- **Steps from It All: Walk** to Pearl Street's top restaurants, boutiques, coffee shops, and services



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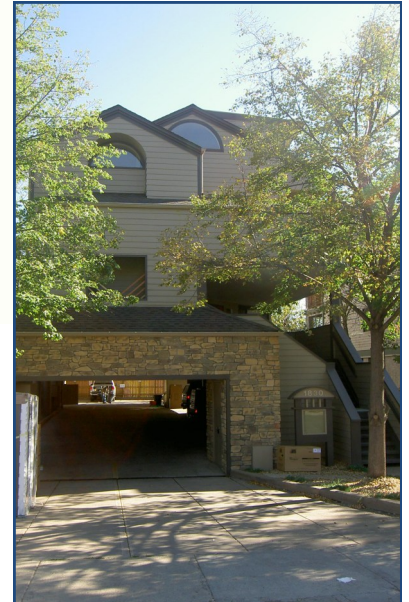
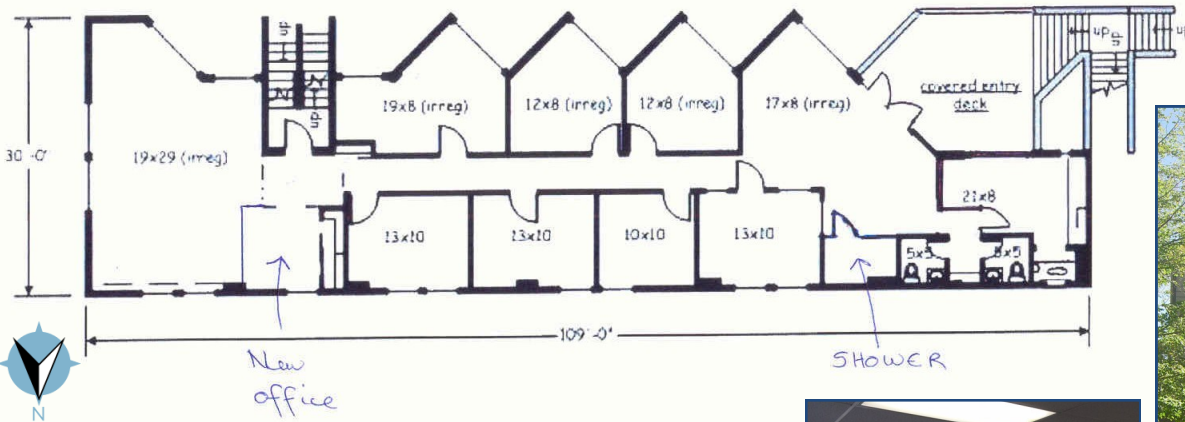
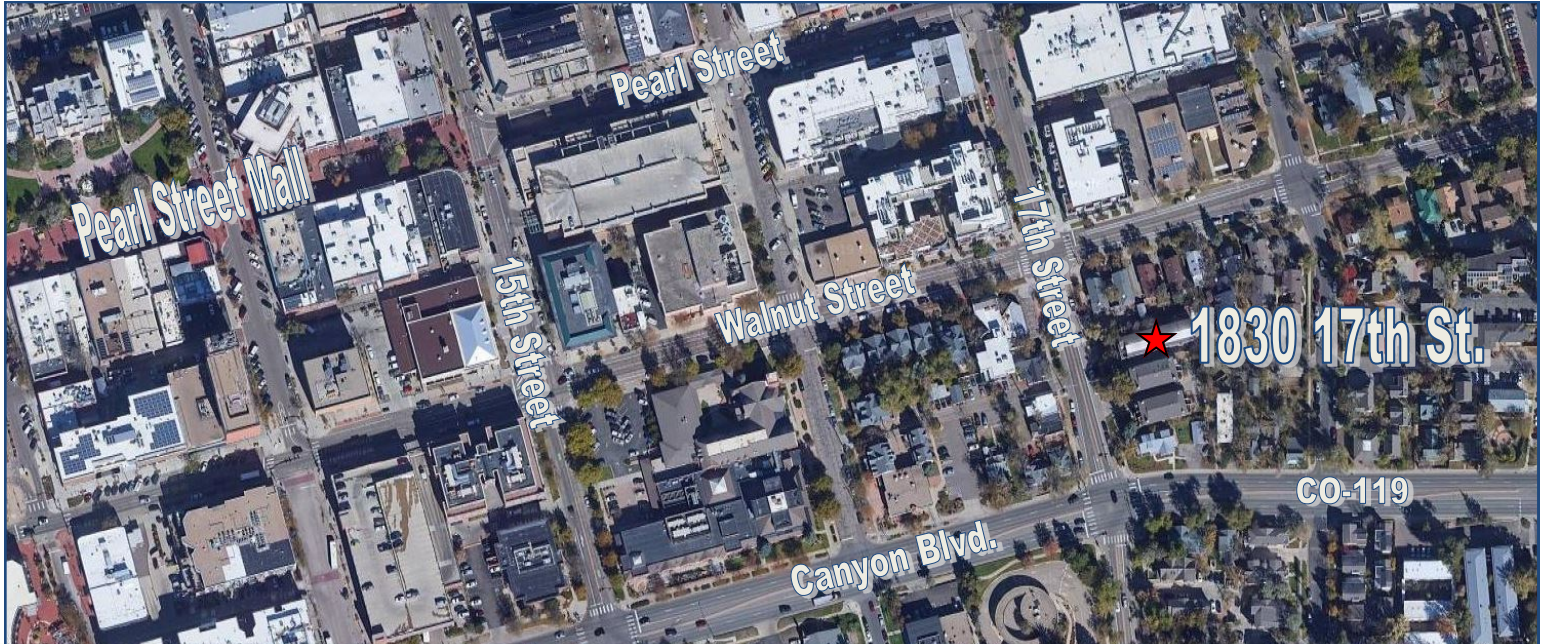
Contact us for more information:
leasing@teboproperties.com
303-447-8326
www.TEBOproperties.com

OFFICE SPACE FOR LEASE

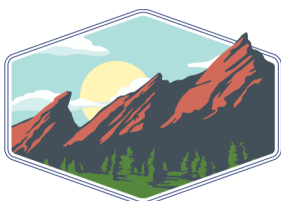


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1830 17th Street, Suite 100



Unit	Square Footage	Price NNN as of 12/31/26
100	2,866	CALL FOR RATE



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