



AVAILABLE FOR SUBLEASE
151 NORTH COLLEGE AVENUE
FORT COLLINS, COLORADO 80524



1,510 SF TURN KEY SALON SPACE IN OLD TOWN

Lease Rate: \$4,750.00/Month (Includes Utilities)

Sublease Expiration: December 31, 2026

151 North College Avenue is a prime Old Town Fort Collins retail opportunity you do not want to miss. Located in the heart of Old Town between the intersections of Mountain Avenue and Laporte Avenue, this space fronts to College Avenue in a highly desirable location. The space is located above The Still Whiskey Steaks and just a few doors down from Jax's Fish House, Starbucks and Moe's Original Bar-B-Que. This turn key salon is fully built out with high end lighting and finishes, specialty tile, and 2nd story view of Old Town with balcony. **Landlord willing to entertain a longer term lease.**

***Furniture & Equipment is negotiable**





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INTERIOR PHOTOS





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PRIME OLD TOWN FORT COLLINS OPPORTUNITY

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