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VIDEO TOUR

INDUSTRIAL / FLEX SPACE FOR LEASE

6560 Odell Place, Boulder, CO 80301

Discover an exceptional space for lease in Gunbarrel, offering unmatched convenience with easy access to the Diagonal Highway and proximity to numerous amenities. This versatile property features a blend of office and production lab space, perfect for innovative businesses seeking a dynamic environment. Benefit from local ownership and professional property management that ensure a seamless leasing experience. Enjoy the flexibility of customizable lease terms tailored to your needs. Dry storage space.

FEATURE HIGHLIGHTS

-  Near Bike Path
-  On Bus Route
-  Near Restaurants
-  Parking
-  Great Location
-  Open Floor Plan
-  Dock-High Door

PROPERTY OVERVIEW

SUITE E1	Approx. 1,000 RSF
LEASE RATE	\$1,000 Month Gross
AVAILABLE	Immediately
PARKING	On-site
DOCK-HIGH DOOR	1-Dock High
ZONING	IG (Industrial General)

Some of the uses zoning allows include brewery, commercial kitchen, art studio, office, R&D, retail sales, vet clinic, retail sales, light manufacturing and industrial uses.

FOR MORE INFORMATION:

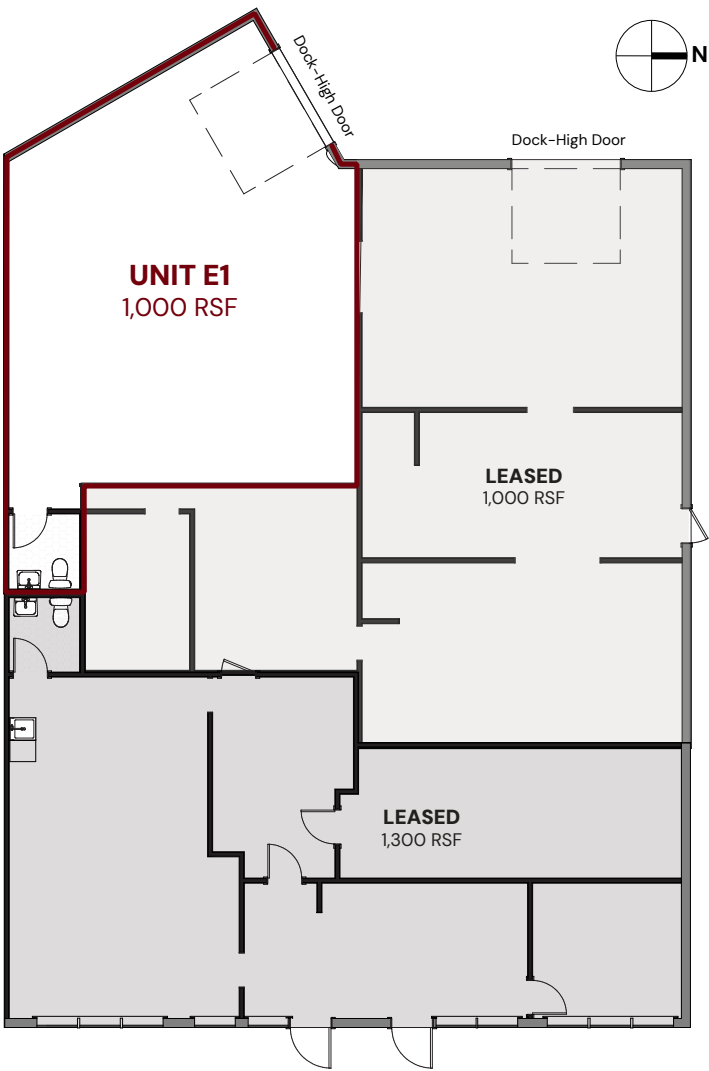


Jason Kruse, CCIM

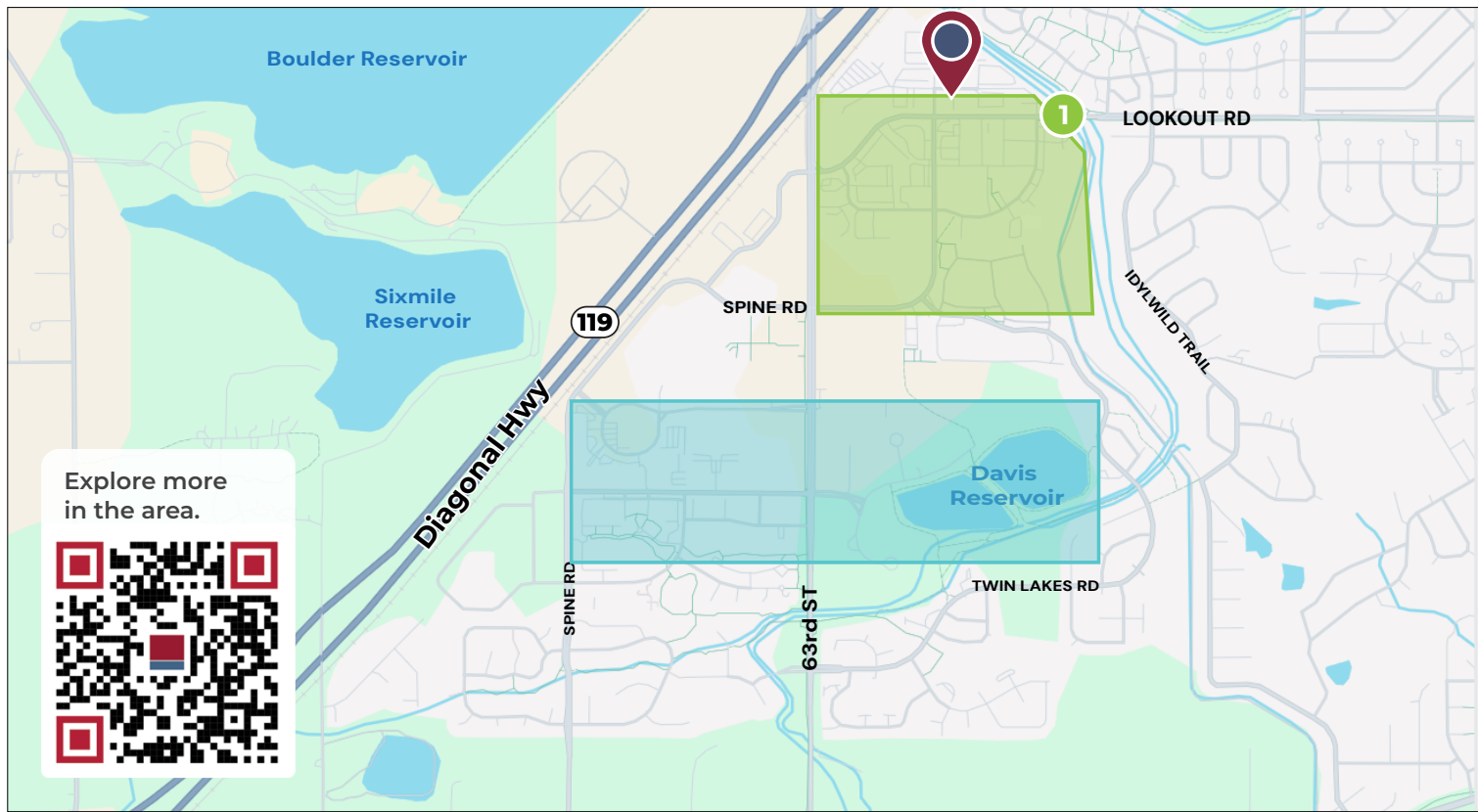
Principal/Managing Broker
303.449.2131 ext 149
jason@coloradogroup.com

PROPERTY FLOOR PLAN

SUITE E1: Approx. 1,000 RSF



PROPERTY LOCATION



Explore more in the area.



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