

FOR LEASE

**5408 Idylwild Tr.
Boulder, CO 80301**

FOR SUBLEASE:

Premises:	Individual offices
Space Available:	Approximately 1,200 sf
Lease Rate:	450-500/month each Negotiable for entire space
Building SF:	4,254 sq. ft.
Lot SF:	.3347 acres
City/County:	Boulder, Boulder
Zoning:	
Year Built:	1995
Construction:	Frame/Brick Veneer
Lease Term:	Flexible
Parking:	Ample surface parking
# of Floors:	One plus basement
Elevator:	No
Heating/AC:	100%
Available:	Immediately



REMARKS:

5408 Idylwild Tr. is located in Gunbarrel on the north side of Lookout Road, one block east of Gunpark Dr. The building is very well-kept and offers a quiet environment. Mature landscaping surrounds the building.

Individual offices are being offered at \$450-\$500/mo. 3-4 are adjacent to each other and can be put together for a total of about 1,200 sq. ft. Possible shared use of conference room and

For Additional Information Contact:

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SALLIE TAYLOR AND DAN HENDRICK

OFFERED BY

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