

**5480 Valmont Road
Boulder, CO**

3,176 - 3,194 Square Feet

Office Space Available!

- Suites available on the 2nd and 3rd Floors
- Key card security to main entrance
- Great office or research & development location
- Beautiful mountain views
- Adjacent to Valmont City Park
- Spacious and bright with ample natural light
- Elevators, kitchenette in-suite, common restrooms
- Private showers for exclusive use of building tenants - Perfect for bike commuters or after-lunch workouts
- Abundant parking
- Easy access to Foothills Pkwy



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

OFFICE SPACE FOR LEASE

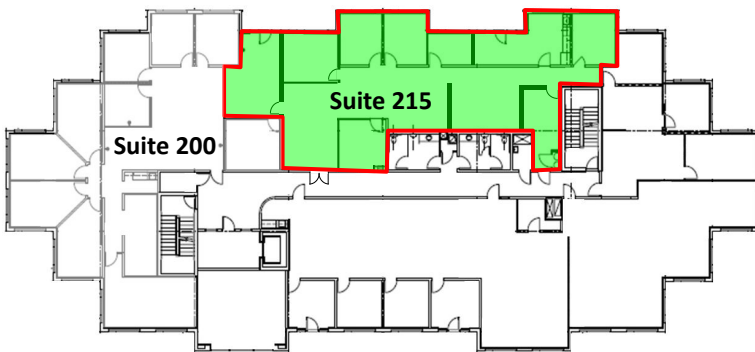


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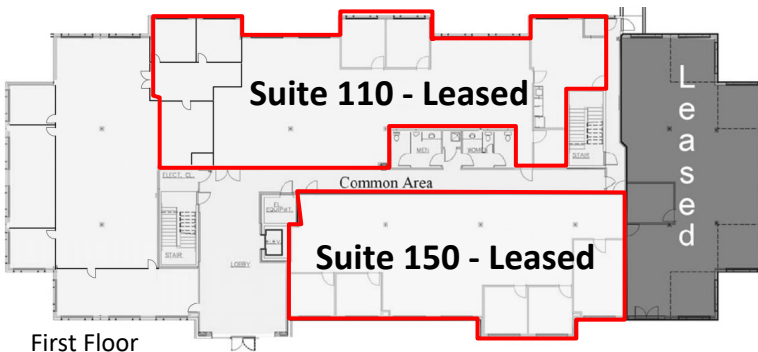
5480 Valmont Road, Boulder, CO



Third Floor



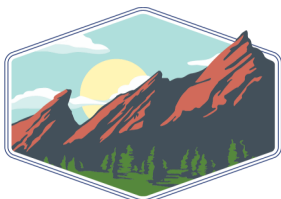
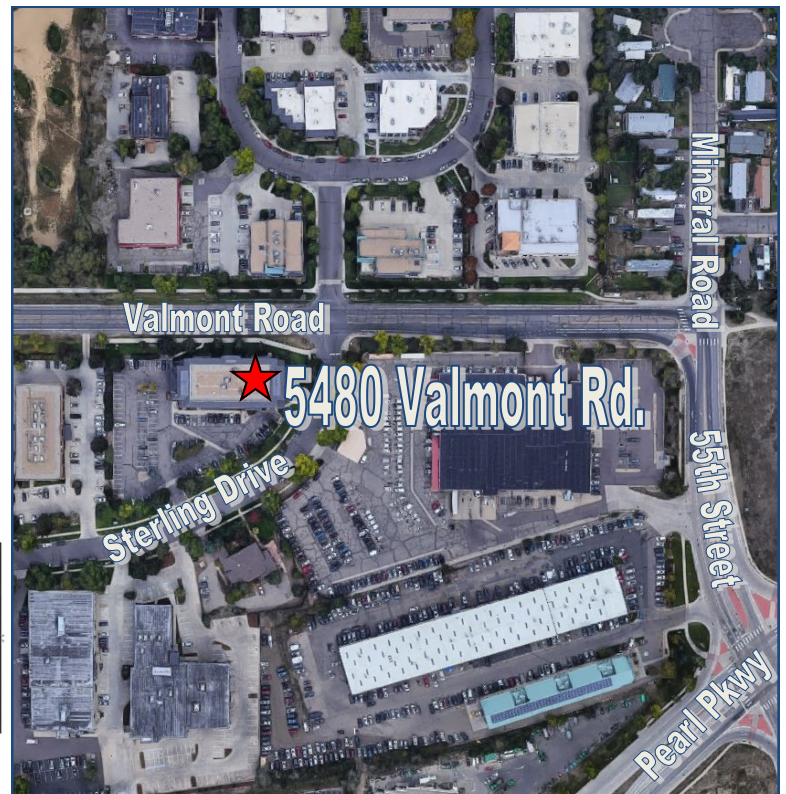
Second Floor



First Floor

- Available for Lease

Unit	Square Footage	Price
215	3,176	\$18.50/SF + \$9.29 (NNN)
300	3,194	\$18.50/SF + \$9.29 (NNN)



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