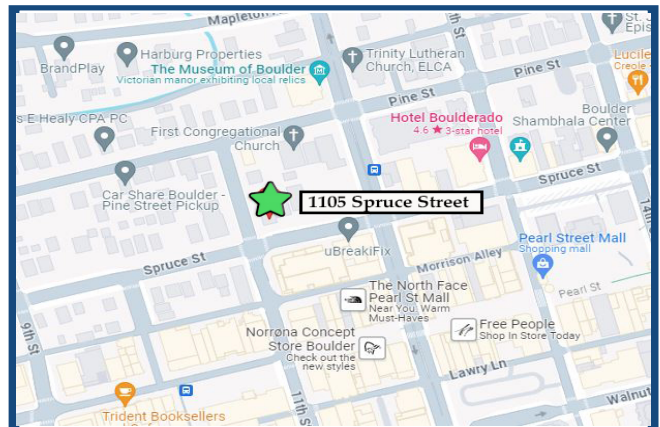
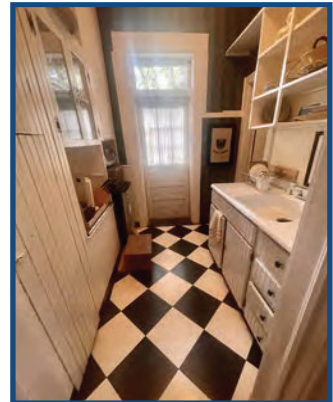


**1105 Spruce Street
Boulder, CO**

**First and Third Floor
Office Space**

Office Space Available!

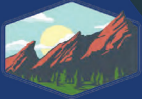
- Historic building
- Prime location in downtown Boulder
one block from Pearl Street
- On the corner of 11th & Spruce
- Heavy foot traffic
- Lots of natural light
- Short term office space available
- 1st and 3rd floor offices
- Conveniently located adjacent to city
parking garage (spaces available)
- Common area amenities include,
kitchenette, bathrooms, front porch



TEBO
PROPERTIES

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

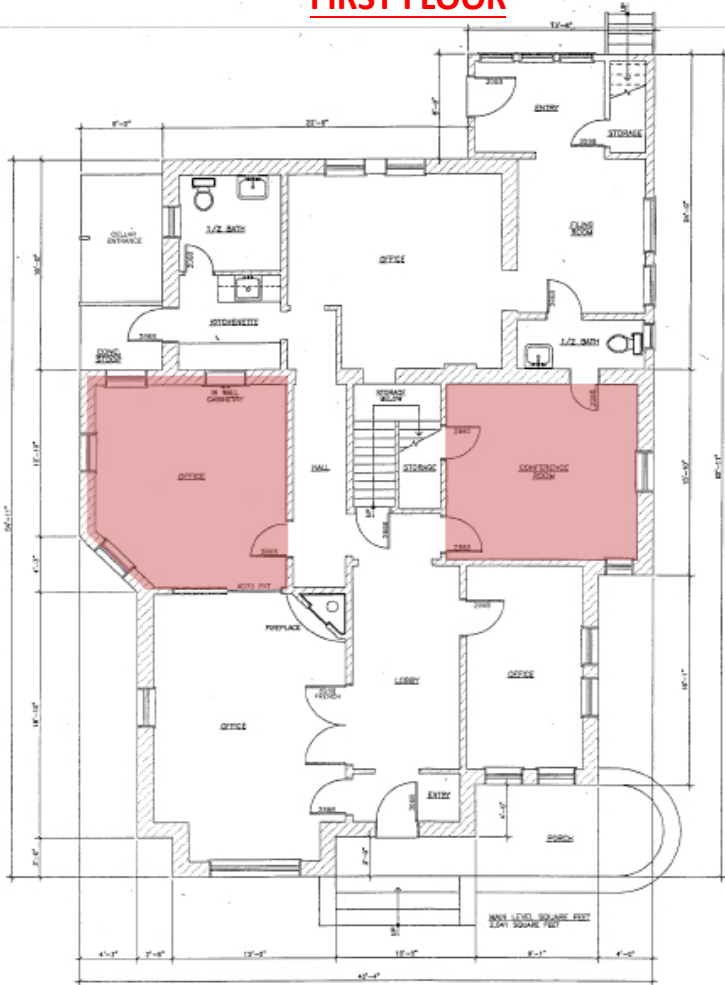
OFFICE SPACE FOR LEASE



TEBO
PROPERTIES

1105 Spruce Street, Boulder, CO

FIRST FLOOR



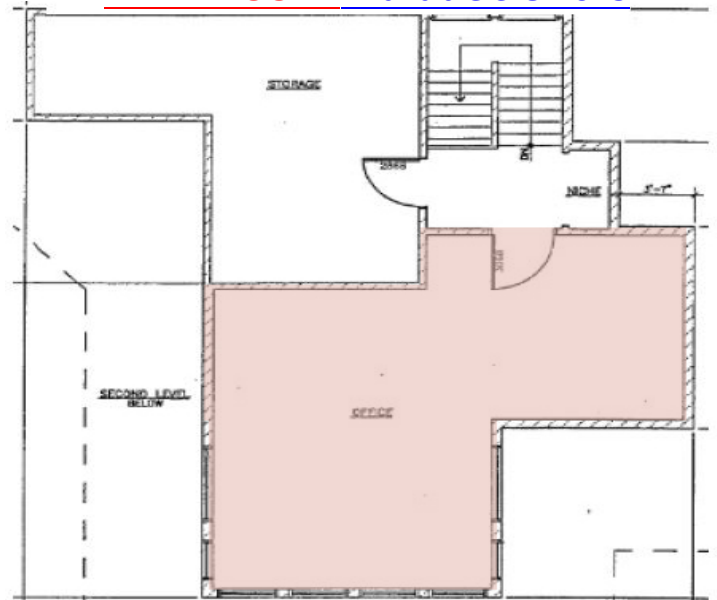
- Available for Lease



SECOND FLOOR



THIRD FLOOR - Available 3-8-2025



Unit	Square Footage	Price
1105	First Floor	CALL FOR RATE!
1105	Second Floor	FULLY LEASED!
1105	Third Floor	CALL FOR RATE!



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