

**1830 17th Street
Suite 100
Boulder, CO**

**2,866
Square Feet**

Office Space Available!

- **Premier Downtown Address:** Located just one block south of Pearl Street in the heart of historic Boulder
- **Elevated Office Space:** 2,866 SF turnkey suite with 8 private offices
- **Sunlit Interiors:** Expansive windows fill the space with natural light, creating a bright and energizing environment
- **Executive Amenities:** Includes a large conference room, spacious reception area, kitchenette, private restrooms, and an in-suite shower
- **Private Parking Advantage:** Enjoy exclusive use of 5 covered garage spaces plus plentiful off-street parking for clients and guests
- **Year-Round Comfort:** Zoned central air conditioning keeps your workspace pleasant in every season
- **Steps from It All:** Walk to Pearl Street's top restaurants, boutiques, coffee shops, and services
- **Rare Opportunity:** Downtown Boulder office space with private parking and modern amenities



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PROPERTIES

Contact us for more information:

leasing@teboproperties.com

303-447-8326

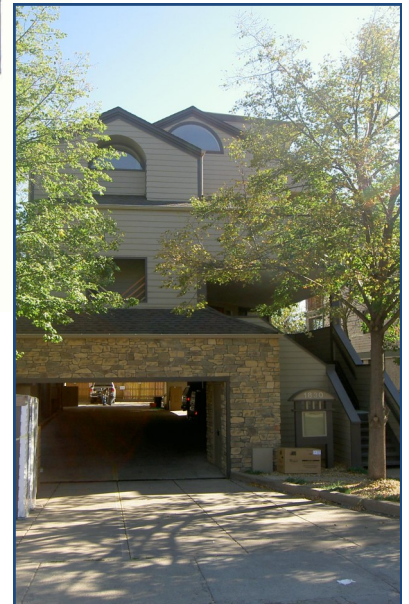
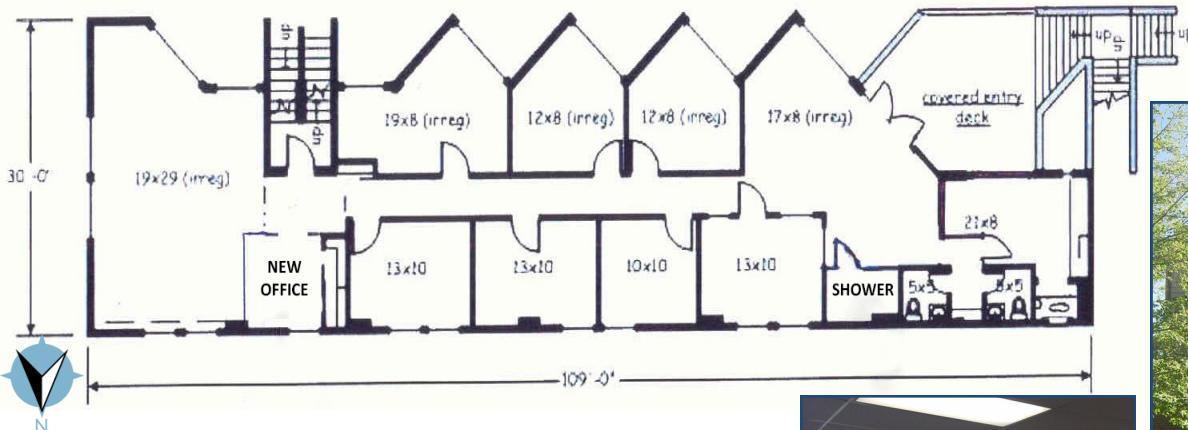
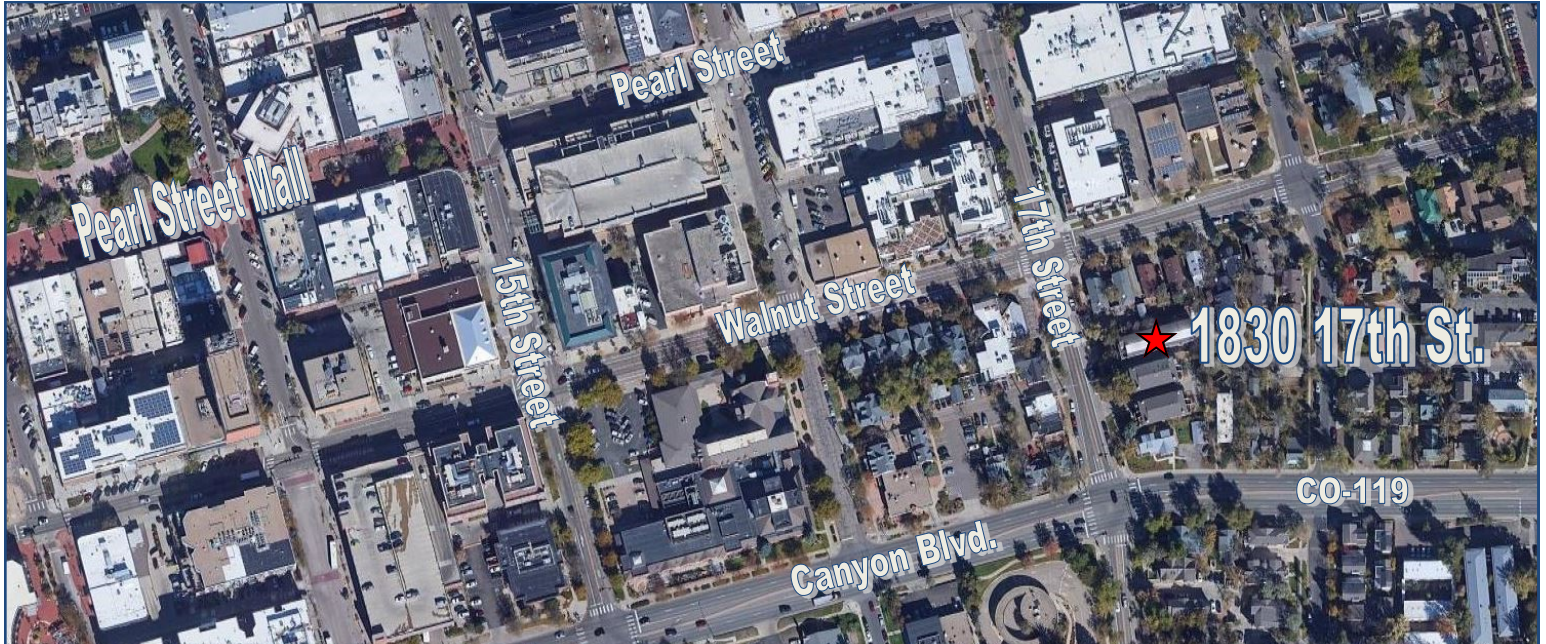
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OFFICE SPACE FOR LEASE

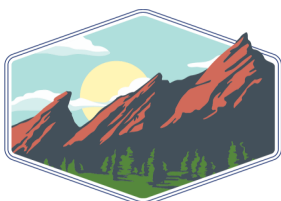


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1830 17th Street, Boulder, CO



Unit	Square Footage	Price
100	2,866	CALL FOR RATE!
Available 6/1/2025		<small>*All NNN are as of 12/31/2024</small>



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