6055 Longbow

Boulder, CO

22’-26’ Clear Warehouse

171,101 SF on 9 Acres

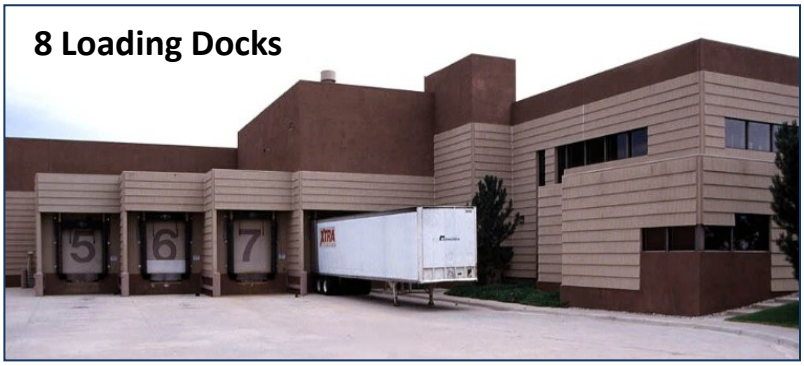
Prime Boulder Location:
Ideally located near the intersection of Hwy 119 and Hwy 52, providing excellent access to Downtown Boulder, Longmont, and the Northwest Parkway

High Ceilings:
Up to 26 feet clear ceiling height, suitable for a variety of industrial, warehouse, or flex users

Robust Power Infrastructure:
277/480 volt, 3-phase, 3,000 amps with an on-site diesel-powered backup generator for critical operations

Ample Parking:
380 on-site parking spaces situated on ~9 acres of prime Boulder land

Functional Loading Capabilities:
8 dock-high loading doors in place, with flexibility for additional loading



TEBO PROPERTIES

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

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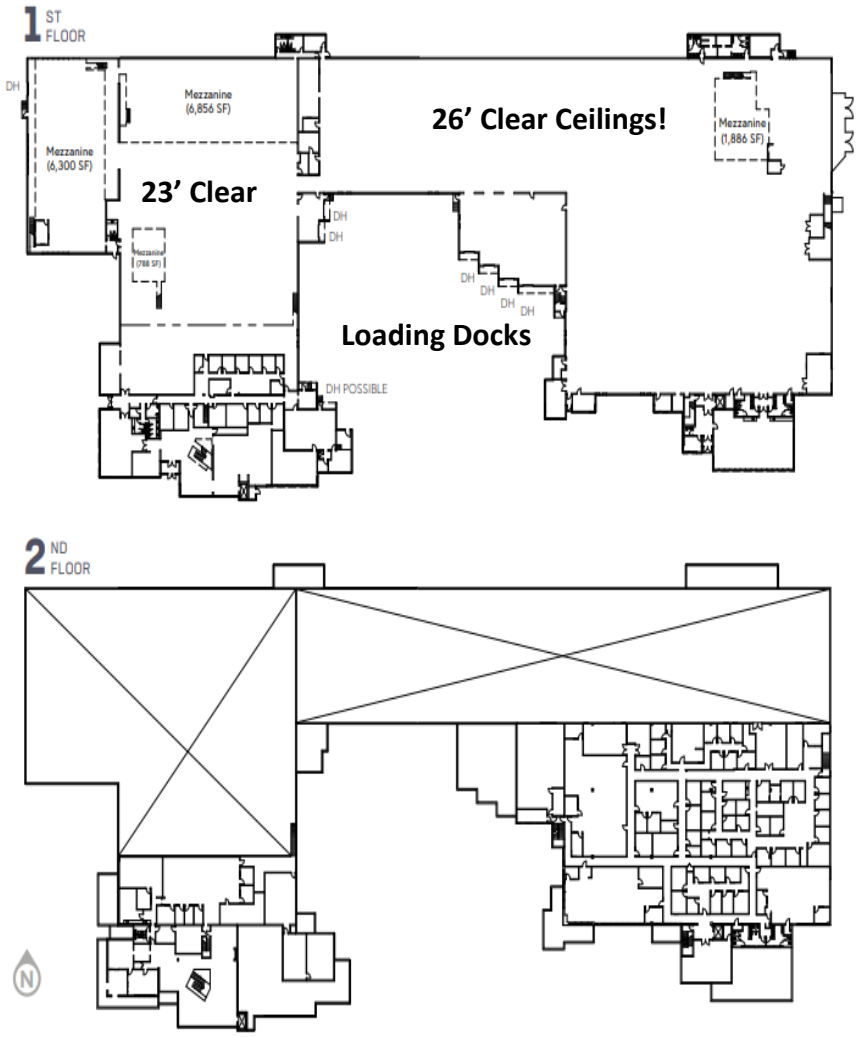

Address	Square Footage	Price NNN as of 12/31/26
6055 Longbow	172,531	$10.00/SF + $4.21/SF NNN

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WAREHOUSE/FLEX BUILDING FOR LEASE

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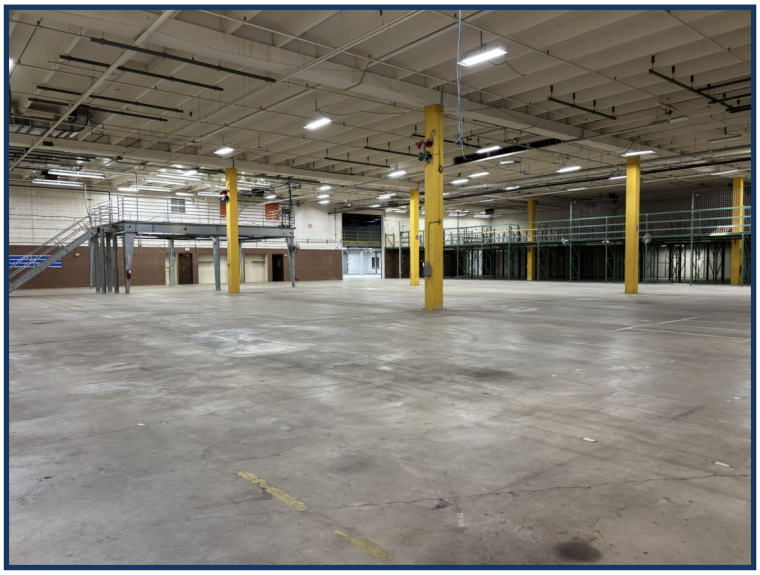

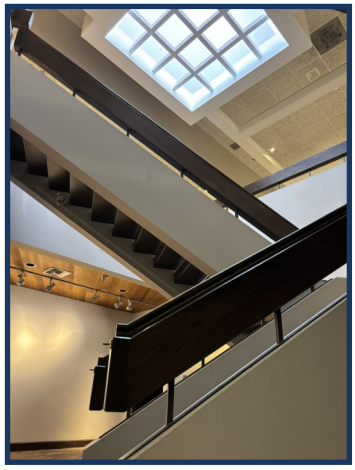

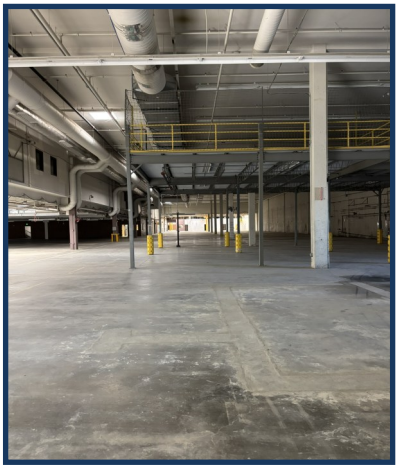

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