



**1430 Pearl Street**  
Boulder, CO

**Chris Boston, CCIM, MBA**  
cboston@gibbonswhite.com  
(303) 586-5930

**Kegan McNutt**  
kegan@gibbonswhite.com  
(303) 586-5929

[www.gibbonswhite.com](http://www.gibbonswhite.com)

 **Property Info & Gallery**

 **View Map**

## Small Retail Space on Downtown Boulder's Iconic Pearl Street

Available Space	1,654 sq. ft.
Lease Rate / sq. ft.	Negotiable
Expenses / sq. ft.	\$19.62*

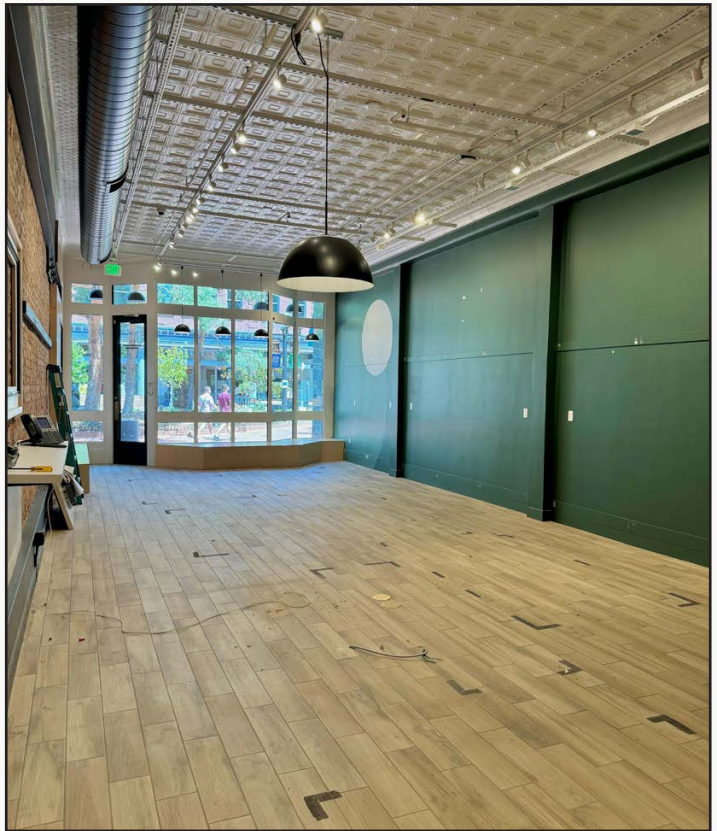
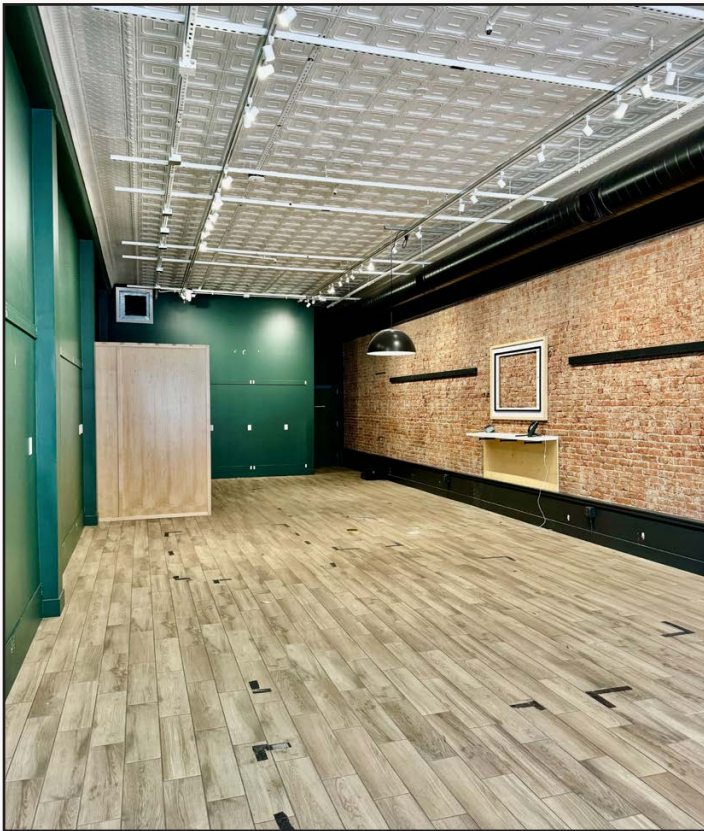
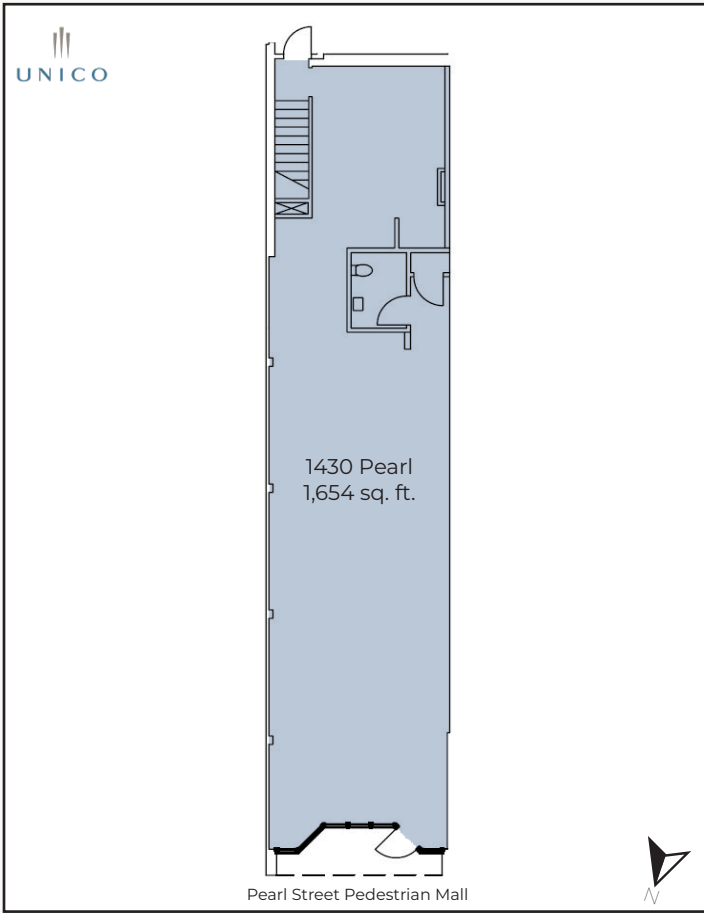
\*Including Gas & Electric

- Fantastic Storefront Exposure on Pearl Street
- Wide Open Retail Space with Private Restroom, Back Storage Area & Alley Access
- Additional 337 sq. ft. Basement Storage Available at \$15.00 / sq. ft. Gross
- Great Neighboring Tenants Including: Avanti, Postino, Illegal Pete's, Black Diamond, Liberty Puzzles, Montbell & Many More
- Managed Locally by Unico Properties LLC – Known for its Commitment to Delivering Top-Tier Custom Service & Building Quality



The information included has been obtained from sources believed reliable. While we do not doubt the accuracy of the information, it has not been verified and no guarantee, warranty, or representation is being made.





The information included has been obtained from sources believed reliable. While we do not doubt the accuracy of the information, it has not been verified and no guarantee, warranty, or representation is being made.

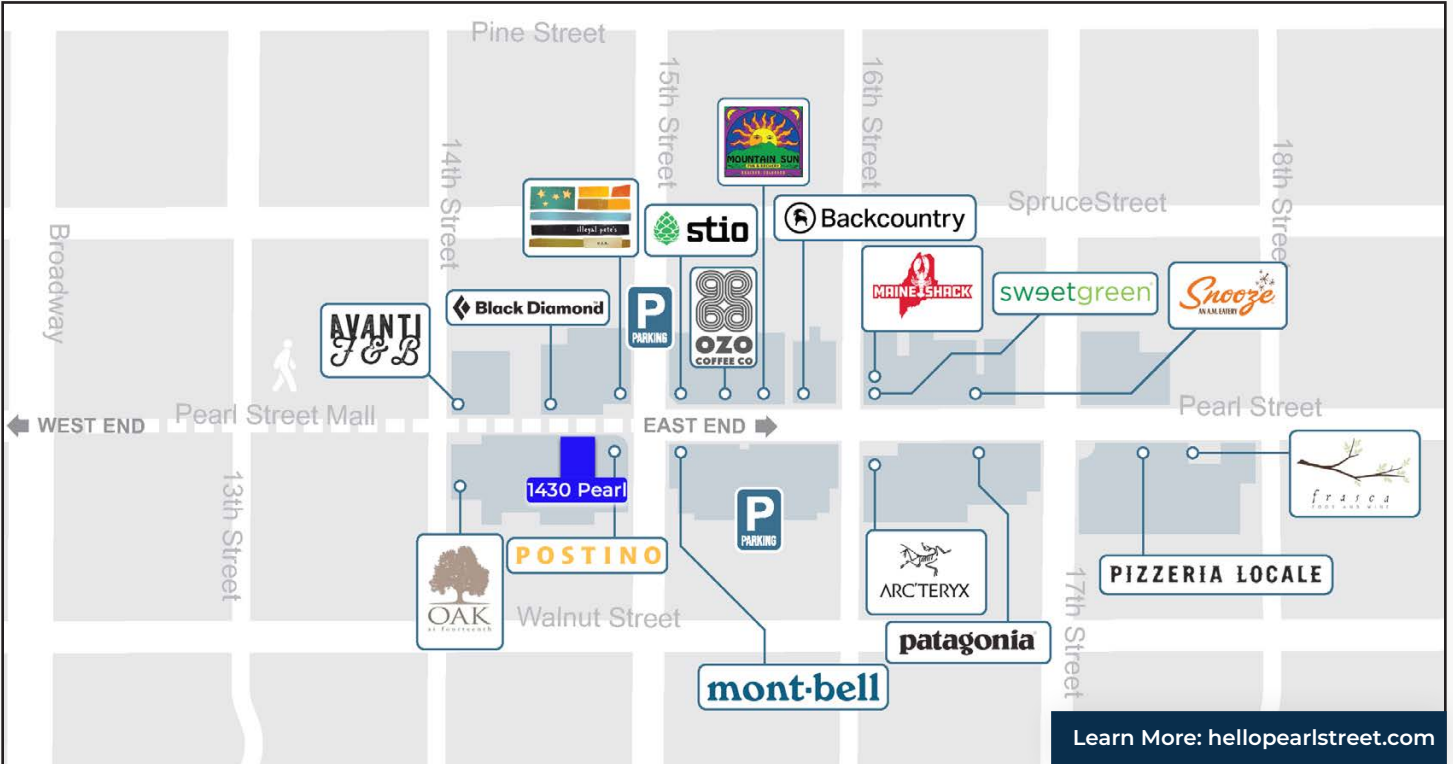




Avanti



Black Diamond



Learn More: [hellopearlstreet.com](http://hellopearlstreet.com)



Snooze



Postino



The information included has been obtained from sources believed reliable. While we do not doubt the accuracy of the information, it has not been verified and no guarantee, warranty, or representation is being made.