

DOWNTOWN BOULDER OFFICE SPACE FOR LEASE

1515 Walnut Street, Boulder, CO 80302

1515 Walnut



ABOUT THE BUILDING

Charming, fully renovated office building with space available for lease in downtown Boulder. This property is tucked nicely between 15th & 16th on Walnut providing a quiet location within walking distance to all the wonderful amenities that Downtown has to offer.

- Excellent downtown Boulder location
- One block from the Boulder RTD station
- Fiber available
- Access to a rooftop deck with flatiron views
- CAGID District RTD Eco-Passes available free to full-time employees

Chad Henry

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Drew Weiman

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THE
W.W. Reynolds
COMPANIES

P. 303-442-8687

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1515 WALNUT STREET, BOULDER, CO 80302

SUITE 100



SIZE
2,303 SF



RENT
\$25 NNN



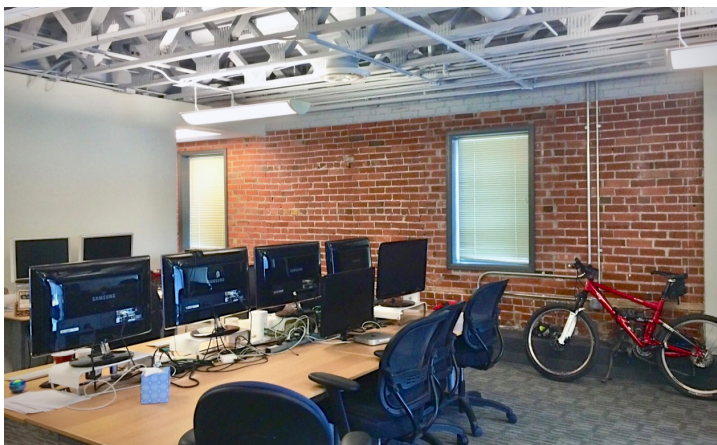
AVAILABLE
Immediately



EST. OP EX
\$17.50 / SF
(including utilities)

SPACE NOTES

Office space featuring a large open area, conference room, three offices, a kitchenette and private restrooms within the space. Enjoy two points of entry and access to a shared rooftop patio with fantastic flatiron views.



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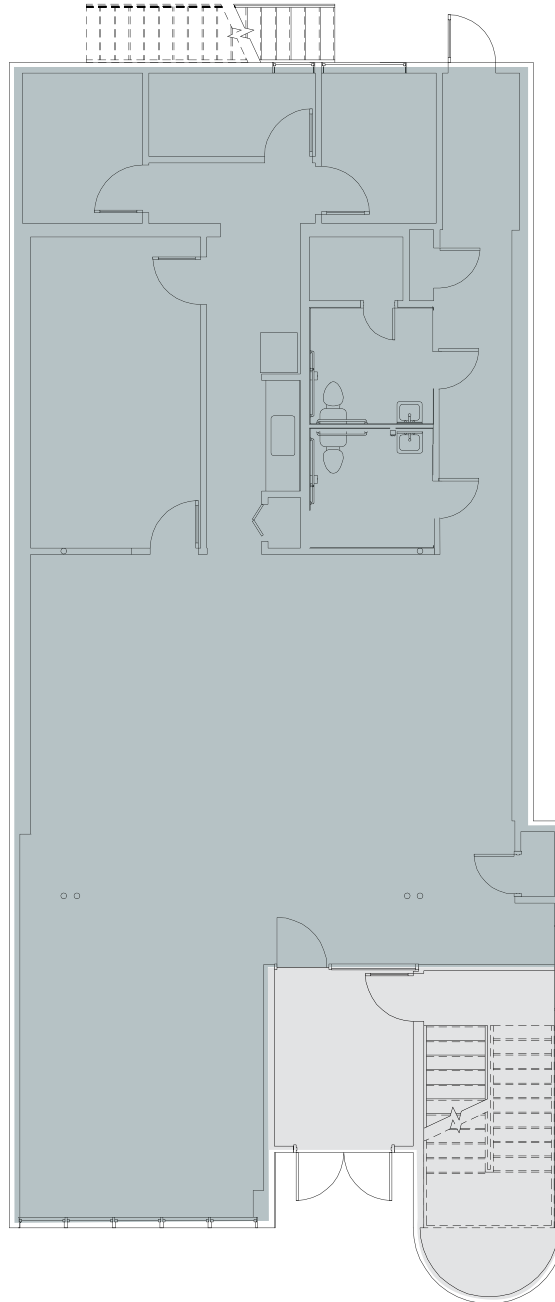
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FLOOR PLAN



LEVEL 1



-  AVAILABLE AREA
-  COMMON AREA

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LOCATION



LOCATION NOTES

Nestled between 15th & 16th Streets on Walnut, 1515 Walnut provides a nice quiet location just off the beaten path but still within walking distance to all the fantastic amenities available in the Downtown Boulder corridor. Enjoy this well located building, high speed Internet, and access to a rooftop patio with gorgeous flatiron views.

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