

WATERSTREET PLAZA

2595 Canyon Boulevard

CONTACT:

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(303) 442-1040

WWW.GIBBONSWHITE.COM

SPACE AVAILABLE: 2,000 – 7,850 SF

LEASE RATE: \$25.00 NNN (\$7.74)

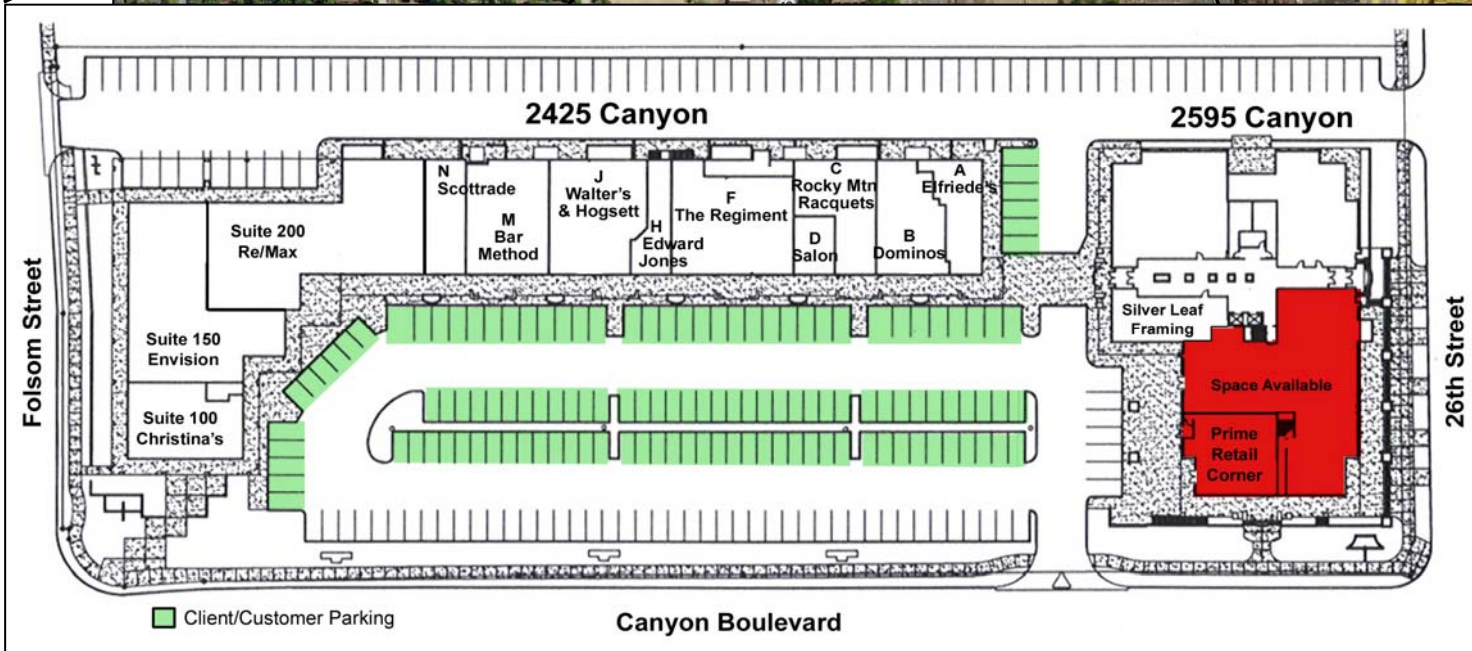
PRIME RETAIL ENDCAP!



- HIGH VISIBILITY & GREAT ACCESSIBILITY FROM CANYON BOULEVARD & FOLSOM!
- GREAT CENTRAL BOULDER LOCATION –ON MAIN CONNECTOR BETWEEN TWENTY NINTH STREET MALL AND DOWNTOWN PEARL STREET MALL
- AMPLE ON-SITE PARKING: 3:1,000 (2:1,000 RSVD)
- BR-1 ZONING
- LOCATED ON LOCAL AND REGIONAL BUS ROUTES
- ~25,000 CARS/DAY ON CANYON; ~34,000 CARS/DAY ON FOLSOM (2008)
- FULL MOVEMENT LIGHTED INTERSECTIONS AT BOTH ENTRIES

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it.





PRIME RETAIL
 ENDCAP FACING
 CANYON BLVD
 AVAILABLE!

