



# Buffalo Ridge Medical Center

16677 Lowell Boulevard, Broomfield, CO

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Photos & Video Tour



View Map

## Premier Medical Office For Sale or Lease

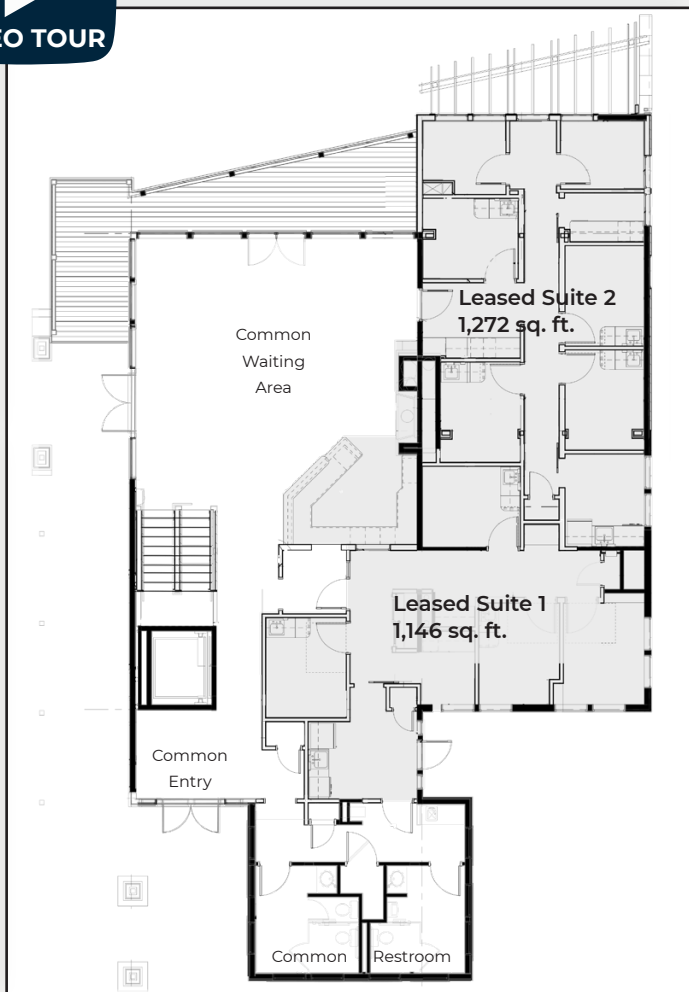
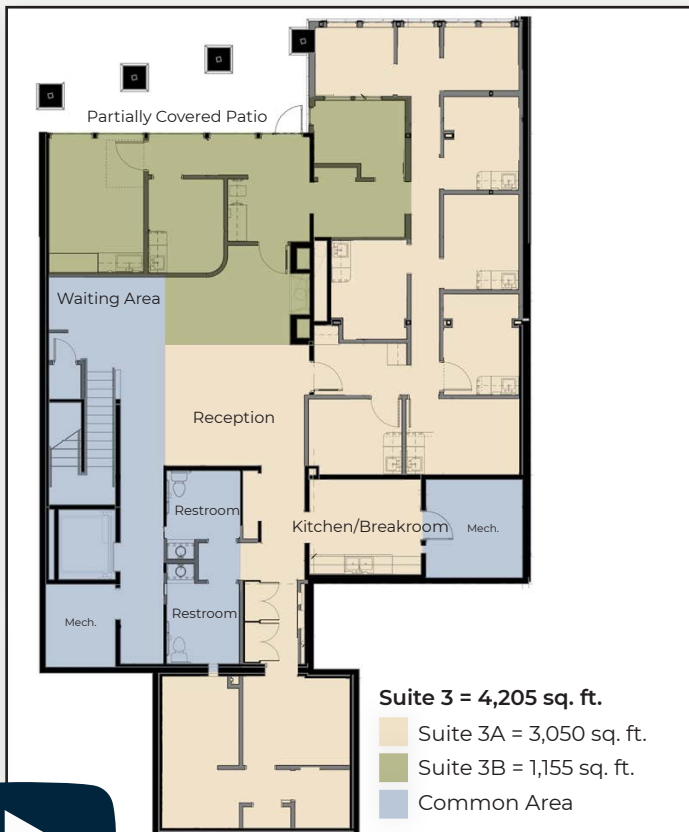
Available For Sale	6,623 sq. ft.
Sale Price	\$2,995,000
Suite 3 For Lease	1,155 - 4,205 sq. ft.
Full Suite Lease Rate (Expenses) / sq. ft.	\$26.00 NNN (\$16.25*)

\*Not Including Janitorial

- Prestigious Medical Office Building For Sale or Lease in Tranquil Setting Overlooking Lake with Wildlife & Stellar Mountain Views
- Full Building Available for Purchase with In-Place Income & Space Available for Owner User
- Individual Offices or Small Suite For Lease - See Floorplan for Availability & Pricing
- Full Suite 3 Offers 12 Offices / Exam Rooms, Kitchen, Private & Common Restrooms, Lab, Reception / Waiting Area, & Direct Access to Shaded West-Facing Patio
- Located on East Baseline / Hwy 7 with Convenient Access to I-25 & the Northwest Parkway / E-470
- Traffic Counts: 21,796 VPD on Hwy 7 at Lowell Blvd (Source: drcog.org 2015) & 10,446 VPD on Lowell Blvd at Hwy 7 (Source: drcog.org 2019)

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.





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