

5661-5665 Airport Blvd

Boulder, CO

Flex/Industrial Buildings for Lease or Sale - Lease Incentive & Price Reduction

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Property Info & Gallery

View Map

Building	Size	Sale Price
5661	17,091 sq. ft.	~~$4,870,000~~ $4,700,000 ($275 / sq. ft.)
5665	19,521 sq. ft.	~~$5,565,000~~ $5,365,000 ($275 / sq. ft.)
Lease Rate / sq. ft.		~~$15.50~~ $12.50 NNN
Expenses / sq. ft.		$9.32*

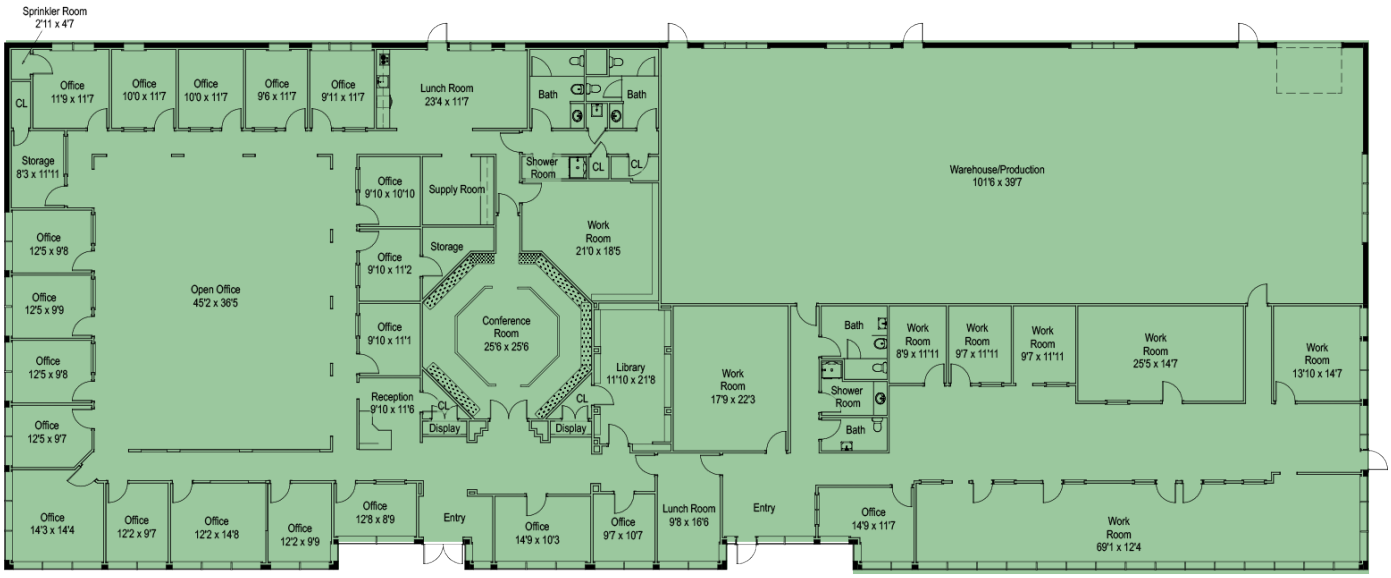
**Not Including Utilities*

- Year 1 Introductory Rate of $12.50 NNN, Year 2 Rate of $15.50 NNN, then 3% Annual Escalations thereafter for any 5+ Year Lease
- Two Building Campus for Sale or Lease – Buildings Can be Leased or Sold Separately or Together for a Total of 36,612 sq. ft.
- **5661 Airport Blvd** – Mix of Private Office, Open Work Area, Lab & Warehouse Space
- **5665 Airport Blvd** – Mix of Office & Light Assembly/Warehouse Space
- Grade Level Loading Access with Several Existing Drive-In Doors & More Can Be Added
- Full HVAC Throughout Both Buildings & 14' Clear Height
- Additional Exterior Storage Building of 1,200 sq. ft.
- Abundant On-Site Parking
- Excellent Boulder Location with Easy Access to Foothills Parkway

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

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17,091 sq. ft.



5665 Airport Blvd
19,521 sq. ft.

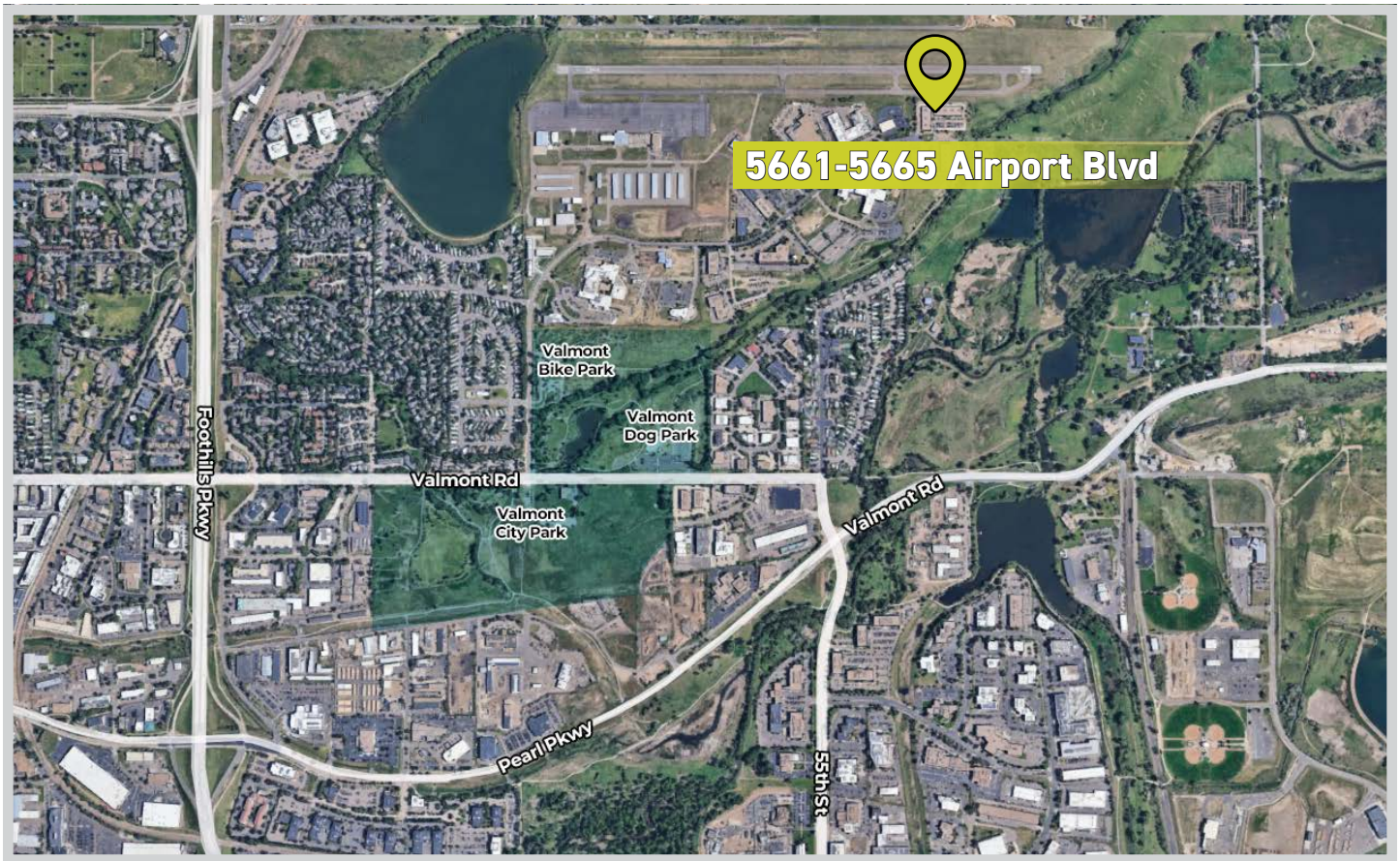


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