



PROPERTY DETAILS

Available Spaces & Gross Lease Rates:

Bldg A - Unit 7: 1,050 SF \$1,150/mo
Bldg A - Unit 8: 1,050 SF \$1,150/mo
Bldg A - Unit 11: 450 SF \$600/mo
Bldg B - Unit 1: 1,050 SF \$1,150/mo
Bldg B - Unit 2: 1,050 SF \$1,250/mo
(has 220v power)

Proposed Use:

- Manufacturing
- Light Industrial
- Inside Storage
- Automotive
- Distribution
- Specialty Contractor

FORT COLLINS AIRPARK

LEASE RATE: \$750-\$1,300/MONTH GROSS

- Functional warehouse units in easily accessible north Fort Collins location
- Various sizes and conditions available - lease separately or in combination
- Electricity in all units (110v only) - included in lease rates
- Two parking spaces available with each unit
- All units have fully working hangar doors
- Additional parking/outdoor storage available - contact Broker for details
- Office building with yard space available separately
- 24/7 access to units
- No heat, water or sewer in units



DEMOGRAPHICS (Source: STDB Online 2026, radius)

	1 Mile	3 Mile	5 Mile
2025 Population	6,240	65,426	151,016
Avg. HH Income	\$113,952	\$110,415	\$108,158
Households	2,480	26,548	62,288
Businesses	738	4,047	7,677
Employees	8,140	57,613	99,437



TRAFFIC COUNTS (Source: STDBOnline)

Timberline Rd @ E Mulberry St.	12,000 VPD
E Lincoln Ave. @ Airway Ave.	9,000 VPD

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The information above has been obtained from sources believed reliable but is not guaranteed. It is your responsibility to independently confirm its accuracy and completeness. 9/23/2026

INDUSTRIAL/STORAGE FOR LEASE

2100 Airway Ave., Fort Collins, CO



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INDUSTRIAL/STORAGE FOR LEASE

2100 Airway Ave., Fort Collins, CO



BUILDING A:

- One 450 RSF, Two 1,050 RSF unit
- Fully working hangar doors
- Electricity available
- Two parking spaces outside unit



BUILDING B:

- Two 1,050 RSF units
- Unit B2 has 220v power
- Fully working hangar doors
- Electricity available
- Two parking spaces outside unit

