



2144 Main Street

Suite 5, Longmont, CO

End Cap Medical Office Space Available For Lease - **Leasing Incentive!**

Chris Boston, CCIM, MBA

cboston@gibbonswhite.com

(303) 586-5930

Kegan McNutt

kegan@gibbonswhite.com

(303) 586-5929

www.gibbonswhite.com

Property Info & Gallery

View Map

Available Space	3,627 sq. ft.
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Lease Rate / sq. ft.	~~\$32.50 NNN~~ \$25.50 NNN
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Expenses / sq. ft.	\$14.49*
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**Not Including Gas & Electric*

- **Year 1 Introductory Rate of \$25.50 NNN, Year 2 Rate of \$29.00 NNN, & Year 3 Rate of \$32.50 NNN on Any 3+ Year Leases**
- Significant Medical Infrastructure in Place – Suite Features Six Exam Rooms, X-Ray Room, Laboratory, Several Private Restrooms, Breakroom & Large Reception Area
- End Cap Suite with Great Building Signage Available
- Monument Signage Available with Exposure Along Main Street
- Ample Parking
- Great Longmont Location with Many Nearby Restaurants, Retail Shops, Services & Other Amenities

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