

Retail/Cafe For Lease in Longmont Retail Center

900 COFFMAN STREET | LONGMONT, CO

SUITE C

Size: 1,750 SF

Rate: \$22 NNN (\$9.80)

Available: Immediately



COMING SOON: YOU

Suite C at 900 Coffman is Central Longmont's next great small-format retail or cafe spot. The space is turnkey, the neighbors are already famous, and the block is quietly one of the best food strips in town. Slide in next to Your Butcher Frank, Biscuit Mike's, Longmont Indian Kitchen, and Brujería Mezcalería with a three-basin sink, hand sink, and mop sink already installed, plus additional equipment available for purchase. Local ownership, ample parking, and heavy foot traffic on 9th Ave do the rest. Bring the concept. Bring the signage. Bring the "open" sign.

PROPERTY HIGHLIGHTS

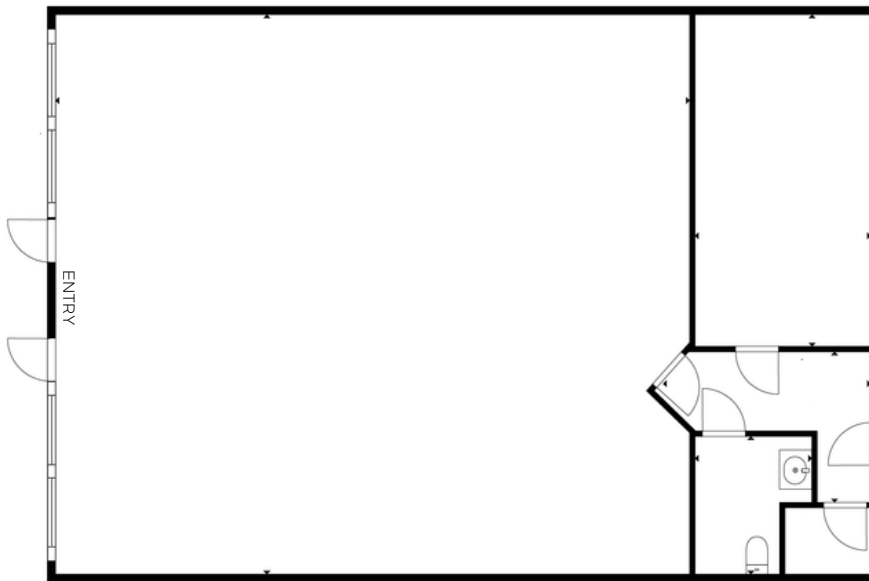
- Fully turnkey retail/cafe space
- Three-basin sink, hand sink, and mop sink included (additional equipment available for purchase)
- In-line retail with excellent tenant mix
- Located in an up-and-coming part of downtown Longmont
- Local ownership
- Ample parking & high traffic counts along 9th Ave



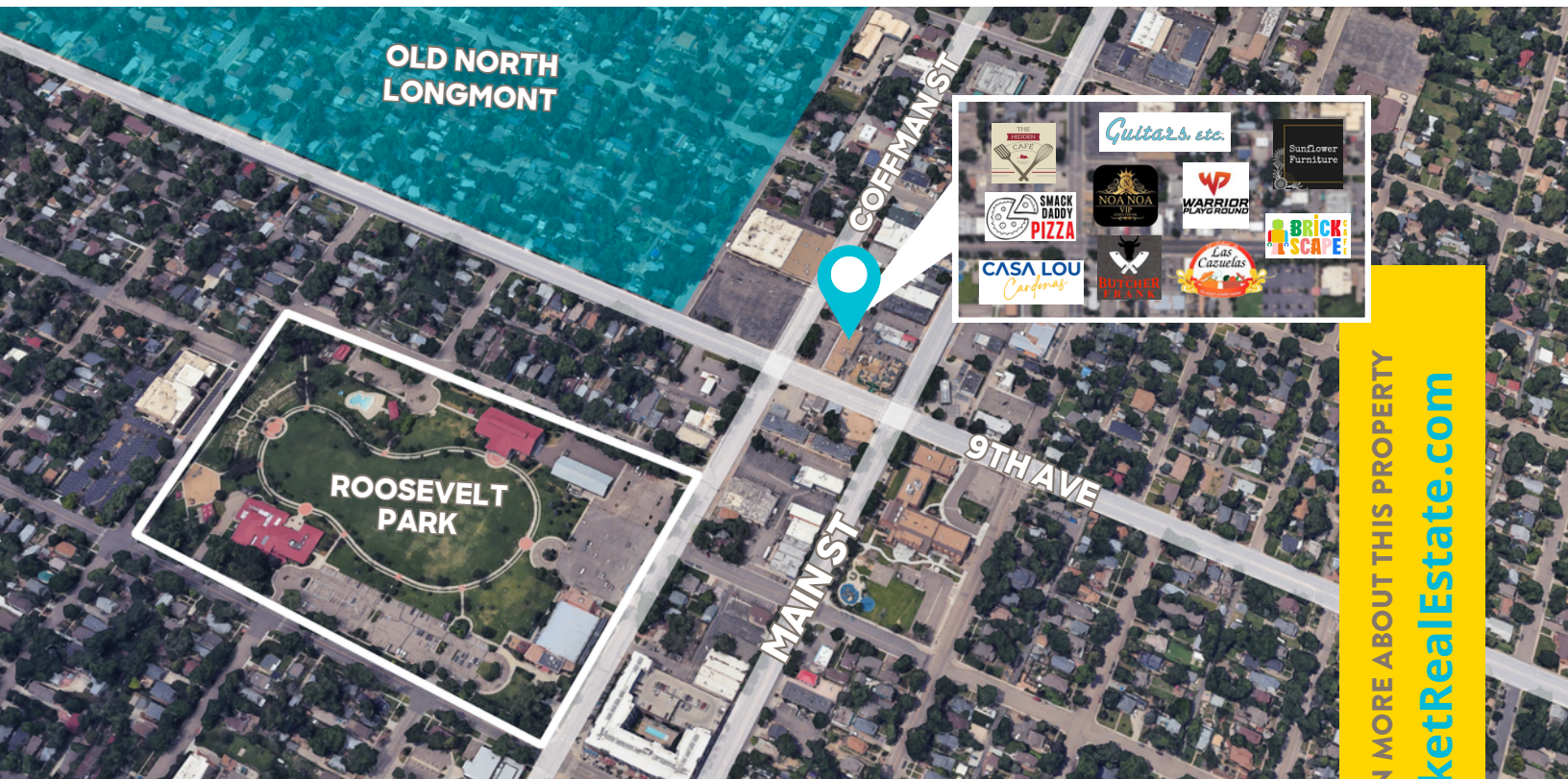
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ANNIE LARNER

303 444 1344

Annie@MarketRealEstate.com

NATE LITSEY

303 444 4024

Nate@MarketRealEstate.com

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