

1905 28th Street
Marshall's Plaza
Boulder, CO

17,889
Square Feet

Rare Junior Box Availability:

Former Office Depot offering large-format retail in a highly supply-constrained Boulder market

Premier 28th Street Location:

Situated on Boulder's busiest retail corridor with approximately 45,000 vehicles per day

Strong National Co-Tenancy:

Located in Marshall's Plaza, one of Boulder's most heavily trafficked shopping centers, alongside REI, Marshalls, and other national retailers

Excellent Visibility & Signage:

Prominent frontage with exceptional branding and signage exposure

Open Floor Plan with High Ceilings:

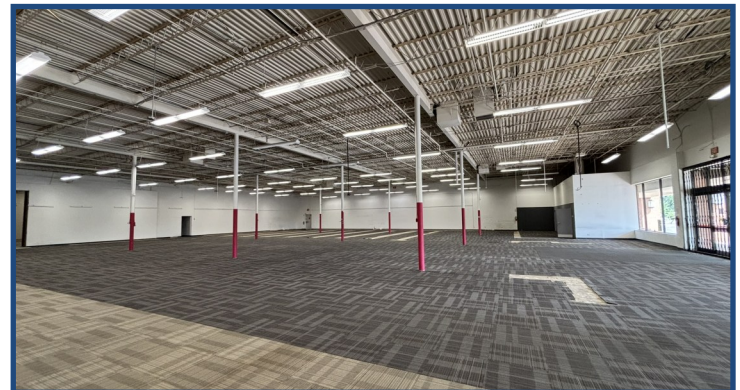
18'8" clear height (to be verified) for a wide range of retail, fitness or showroom

Functional Loading Area:

Rare back-of-house functionality for efficient deliveries and operations

Ample On-Site Parking:

Abundant surface parking serving high-volume retail traffic



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PROPERTIES

Contact us for more information:

leasing@teboproperties.com

303-447-8326

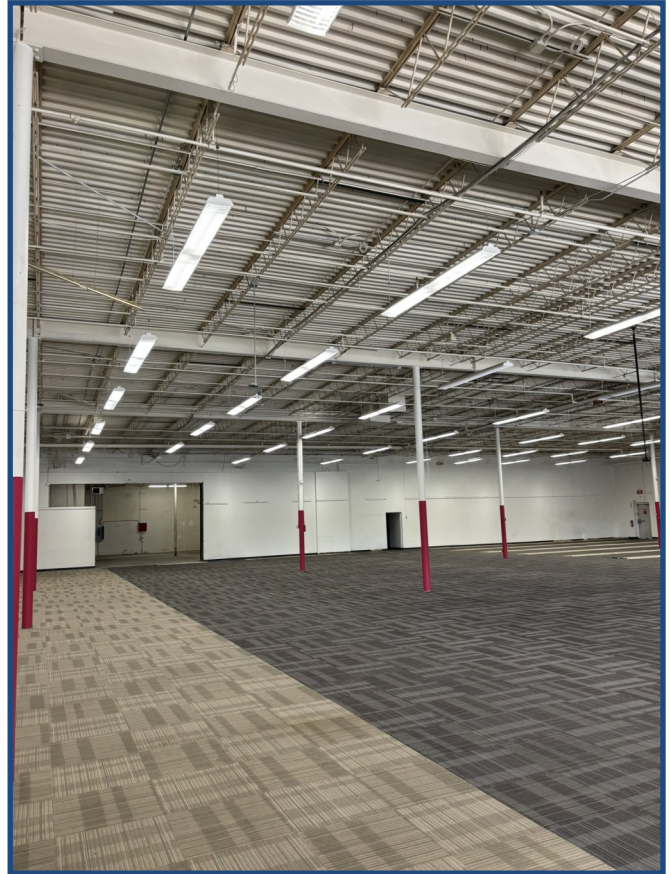
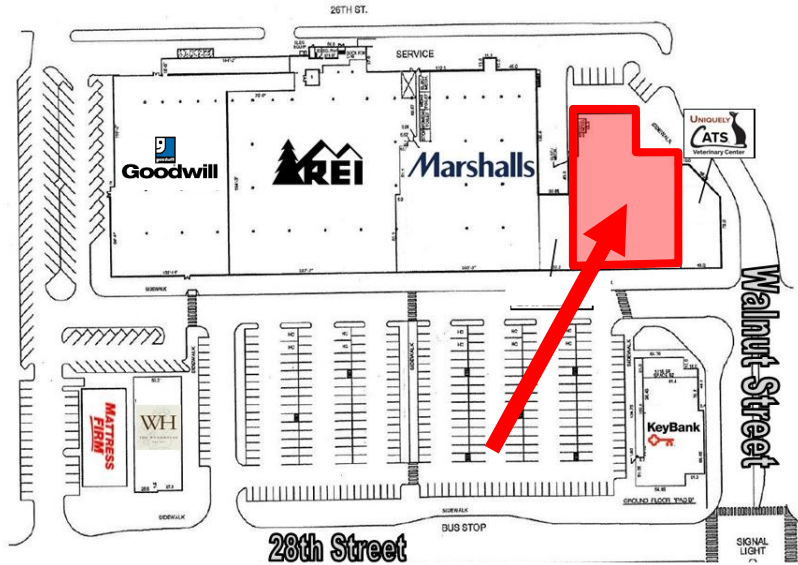
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JR BOX RETAIL SPACE FOR LEASE



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1905 28th Street, Boulder, CO



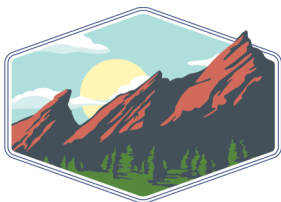
Square Footage

Price

(NNN estimate as of 12/31/26)

17,889

\$24.00/SF + \$12.59 NNN



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