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DEAN CALLAN & COMPANY, INC.
 1510 28th Street, Suite 200
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 303.449.1420 | www.deancallan.com

SINGLE OFFICES & SMALL SUITES FOR LEASE

6260 LOOKOUT ROAD
BOULDER, COLORADO 80301

Single Offices and Office Suites Available! Gunbarrel Commons is located in the vibrant Gunbarrel Business Park. It offers quick access to Boulder, Longmont, Niwot, and I-25 via Highway 52 and Diagonal Highway 119, and is just steps away from a variety of recreational, dining, and service amenities. Tenants have access to two common area kitchens, shared bathrooms with showers, elevator, and ample parking.

A convenient option for the local professional.

[Call us for more information and to set up a tour.](#)



Owned & Operated



PRIVATE OFFICE



PRIVATE OFFICES



COMMON KITCHEN/BREAKROOM



RECEPTION/ENTRY



COMMON KITCHENETTE



COMMON CONFERENCE ROOM



RECEPTION/ENTRY



SUITE 120

All information furnished regarding this property is obtained from sources deemed reliable. Dean Callan & Company, Inc. makes no representation, guarantee or warranty, expressed or implied, as to the accuracy thereof.

AVAILABLE

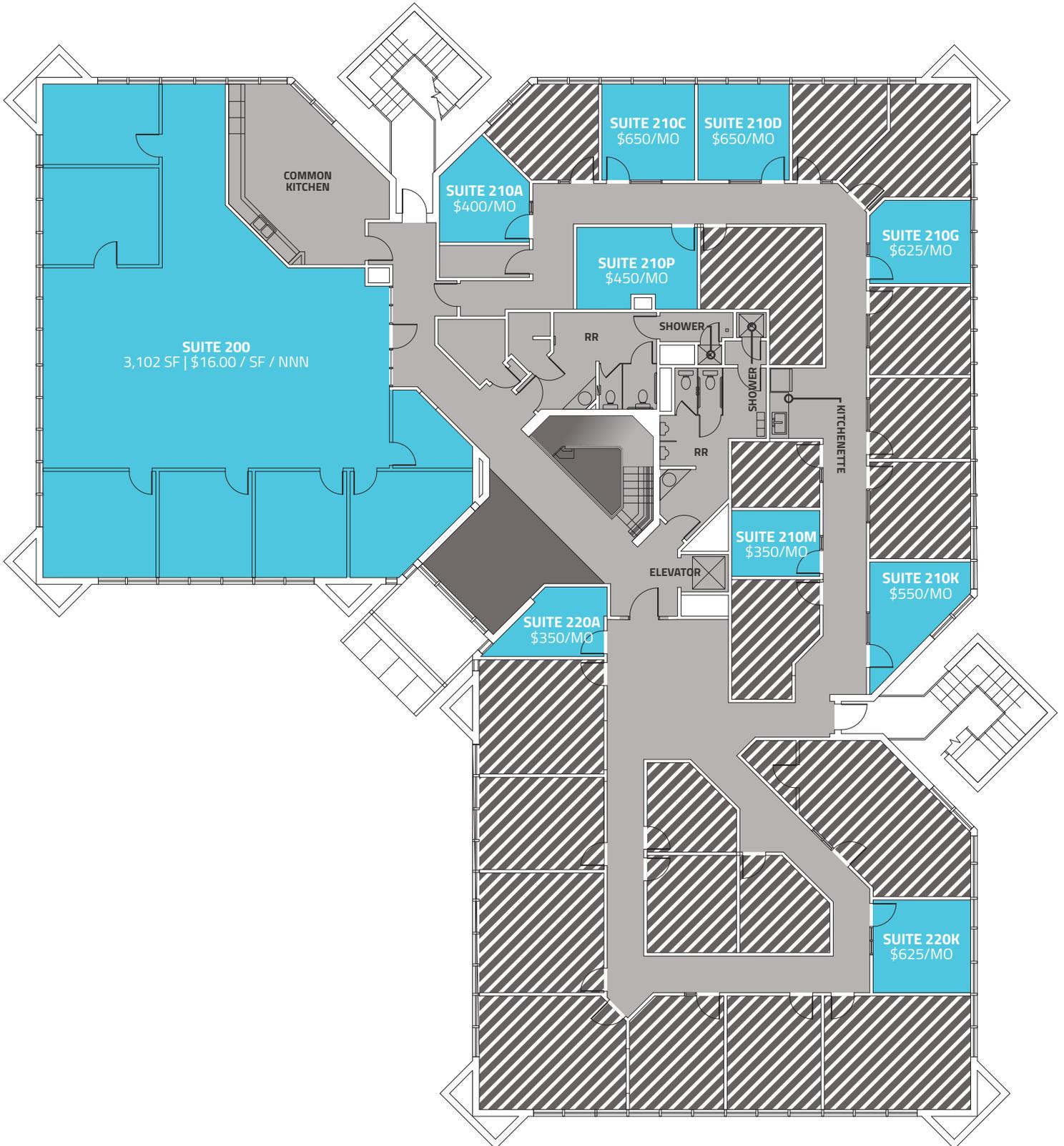
SUITE	SIZE (RSF)	LEASE RATE
Suite 200	3,102	\$16.00 / SF / NNN (Expenses: \$12.55/SF) + Utilities
210A	255	\$400/MO MG*
210D	261	\$650/MO MG*
210C	265	\$650/MO MG*
210G	244	\$625/MO MG*
210K	263	\$550/MO MG*
210M	169	\$350/MO MG*
210P	288	\$450/MO MG*
220A	184	\$350/MO MG*
220K	249	\$625/MO MG*

**Utilities \$20/MO , \$15/MO Internet Charge*



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2ND LEVEL



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