



# 419

E COOPER AVENUE

ASPEN, CO

FOR LEASE



# S&B

SETTERFIELD & BRIGHT

457 E HOPKINS AVENUE, ASPEN, CO 81611

970-920-1833

[WWW.ASPENREAL.COM](http://WWW.ASPENREAL.COM)



## *Building Information:*

**SPACE SIZE: 2,525 SF**

**YEAR BUILT: 1954**

**AVAILABLE: JUNE 1, 2026**

**ZONING: Commercial Core (CC)**

**TYPE OF LEASE: NNN**

## *Lease Information:*

**BASE RENT: \$275 per SF**

**PASS-THROUGHS: \$33 per SF**

**TOTAL GROSS RENT: \$64,808 per month**

**SECURITY DEPOSIT: \$130,000**

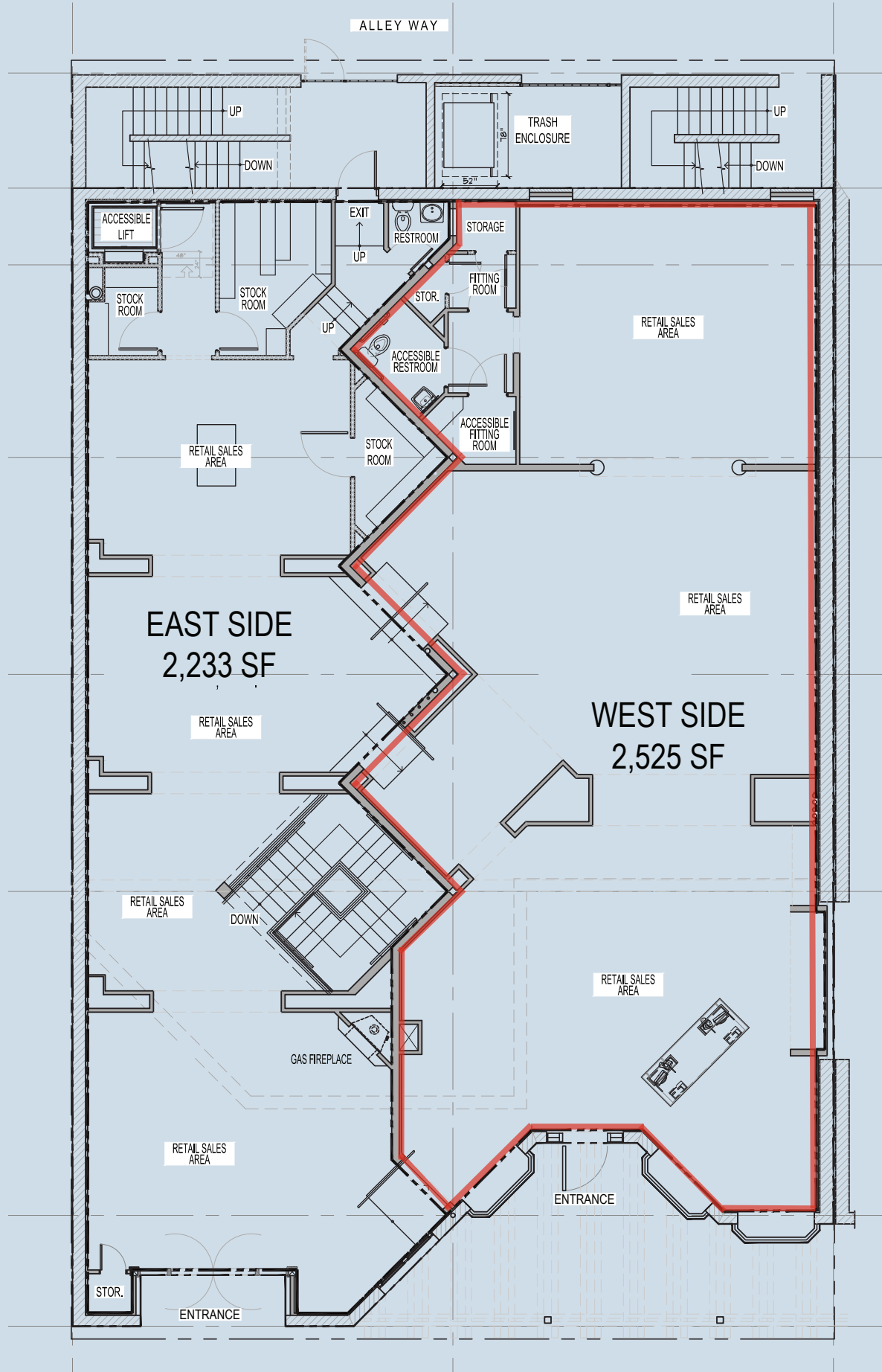


# 419

E COOPER AVENUE

ASPEN, CO

THE INFORMATION CONTAINED HEREIN IS DEEMED TO BE RELIABLE.  
THE READER IS ADVISED TO CONDUCT INDEPENDENT INVESTIGATIONS TO DETERMINE RELIABILITY AND ACCURACY.



THE INFORMATION CONTAINED HEREIN IS DEEMED TO BE RELIABLE.  
 THE READER IS ADVISED TO CONDUCT INDEPENDENT INVESTIGATIONS TO DETERMINE RELIABILITY AND ACCURACY.

