

**3131 28th Street
Boulder, Colorado**

4,390 Square Feet

Turnkey Salon & Spa Space Available!

Turnkey Salon Space: Fully equipped with FF&E and fixtures included, ready for immediate use

Versatile Infrastructure: Existing setup supports hair styling, massages, pedicures, waxing, skin care, and more

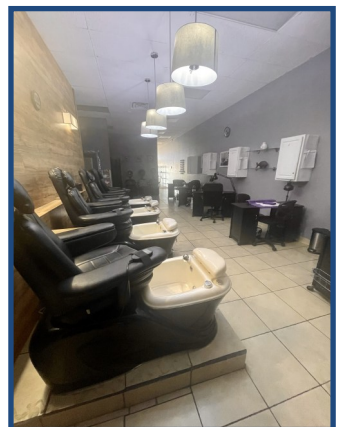
Private Rooms: Several private rooms or offices, ideal for individual stylists or service providers

Easy Access: Easily accessible from the Diagonal (Hwy 119) and US-36, with excellent visibility and heavy auto traffic along 28th Street

Bright Interiors: Large storefront windows provide ample natural light throughout

Ample Parking: Plenty of on-site parking available

Visible Signage: Building and monument signage available



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Contact us for more information:

leasing@teboproperties.com

303-447-8326

www.TEBOproperties.com

SALON & SPA SPACE FOR LEASE



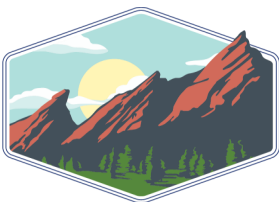
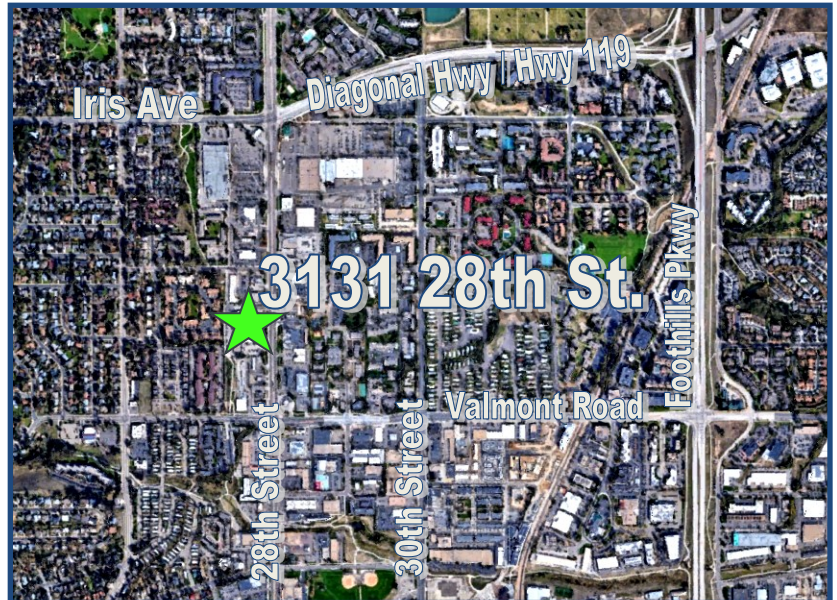
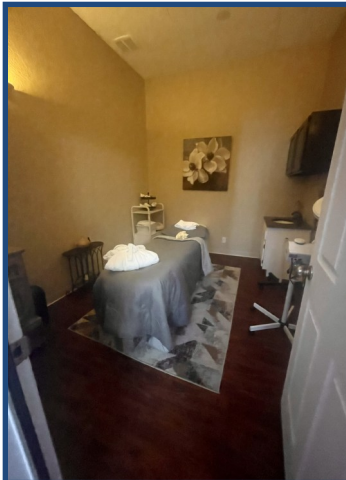
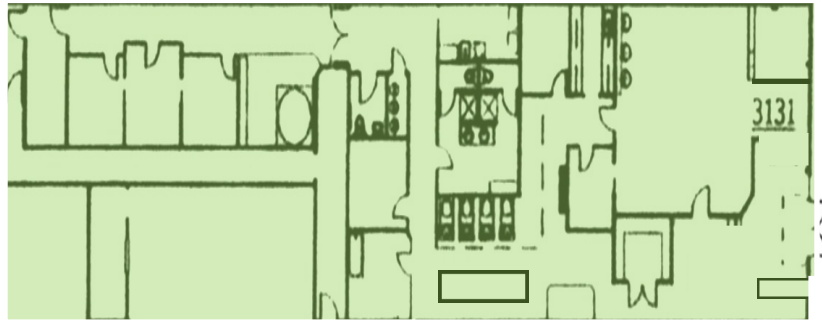
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3131 28th Street



 - Available for Lease

Unit	Square Footage	Price NNN as of 12/31/26
3131	4,390 SF	\$27.50/SF + 10.63(NNN) = \$9510.81/MO



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