

809 Main Street  
Louisville, CO

6,065 Square Feet

## Restaurant Space for Lease!

- **Restaurant Tenant Ready:** Brand-new construction now complete and move-in ready, with a generous tenant improvement allowance to customize your ideal restaurant space.
- **Premier Downtown Location:** Unbeatable location in the heart of downtown Louisville, CO — a vibrant, walkable district with strong community presence and year-round traffic.
- **Rare Opportunity:** An exceptional chance to establish your business in a historic landmark property, newly rebuilt from the ground up with modern infrastructure and timeless character.
- **Inviting Storefront:** Expansive front windows fill the space with natural light and provide a welcoming, high impact street presence.
- **Brand Visibility:** Prominent signage opportunities ensure your brand stands out in one of Louisville's most trafficked downtown corridors.
- **Rooftop Experience:** A show-stopping rooftop patio overlooking Main Street is nearing completion. Perfect for outdoor dining, private events, and an elevated guest experience



**TEBO**  
PROPERTIES

Contact us for more information:

[leasing@teboproperties.com](mailto:leasing@teboproperties.com)

303-447-8326

[www.TEBOproperties.com](http://www.TEBOproperties.com)

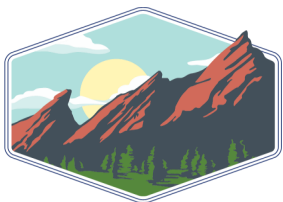


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PROPERTIES

809 Main Street, Louisville, CO



| Unit | Square Footage | Price<br>NNN as of 12/31/26                   |
|------|----------------|-----------------------------------------------|
| 809  | 6,065          | = \$12,500.00/MO + \$12.04 NNN<br>& Utilities |



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