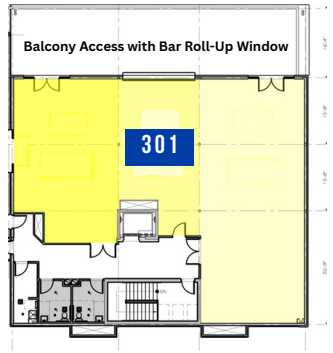




MEAD TOWN CENTER

SUITE C301



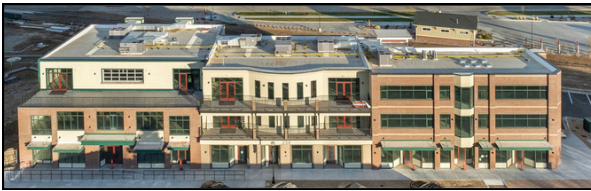
3RD LEVEL SUITE - 3,120 SF WITH LARGE BALCONY ALLOWANCE

MAIN STREET IN GROWING DOWNTOWN MEAD

CHECK OUT THE VIDEO



TENANT FINISH NEGOTIABLE



WELCOME TO MEAD, COLORADO, AND THE NEW MEAD TOWN CENTER! NESTLED IN THE HEART OF OUR CHARMING SMALL TOWN, THIS PROPERTY PRESENTS A UNIQUE OPPORTUNITY FOR ANCHOR BUSINESSES READY TO GROW AND BECOME A VITAL PART OF THE THRIVING MEAD COMMUNITY. WHETHER YOU'RE A LOCAL ENTREPRENEUR OR AN ESTABLISHED BRAND LOOKING TO EXPAND, SUITE C301 COULD BE THE PERFECT HOME FOR YOUR BUSINESS DREAMS.

Abby Renner
970.556.0635

RE/MAX
COMMERCIAL®

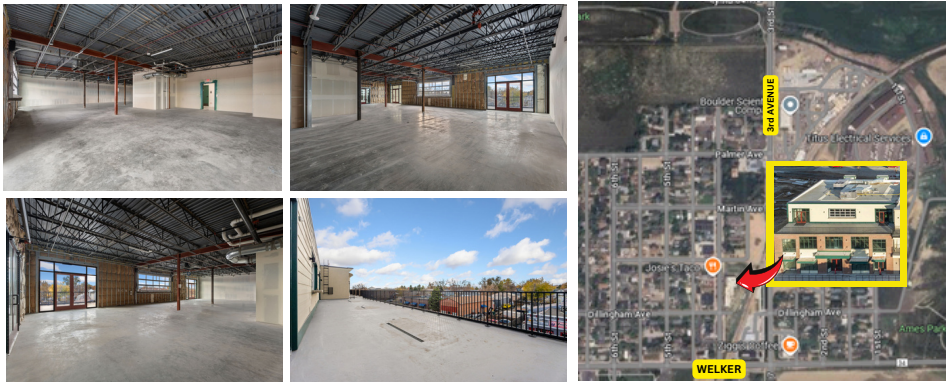
Kurt Finley
303.589.5100

arenner@remax.net

LEARN MORE ABOUT THIS PROPERTY
MeadTownCenter.com

kurtfinley@remax.net

234 MAIN STREET MEAD CO 80542



PRICING AT \$15.00/PSF NNN ESTIMATED AT \$7.00/SF

Welcome to Suite C301 at the New Mead Town Center! A creative 3,120 SF suite designed to elevate your business. With its prime 3rd-floor location, this suite offers west-facing views of downtown Mead, creating a unique and inviting atmosphere for any business, coffee house or dining concept. Tailored for your business this flexible space is a fantastic fit for a variety of uses such as: Restaurant, coffee house or bar where the layout and amenities provide an ideal space for creating a cozy dining spot with outdoor seating; Professional office for any business that needs a professional and large suite and is perfect for an engineering firm, design studio, or consulting business seeking a premium location.

- Balcony Access: Multiple exits to the balcony allow your patrons or team to enjoy the outdoors while taking in breathtaking views of the town.
- Bar with Roll-Up Window: Perfect for a restaurant or bar, the bar area opens directly to the balcony, creating a seamless indoor-outdoor experience for guests.
- Accessibility: Located on the top level with easy access via elevator and stairs, close to common restrooms for added convenience and plenty of parking.
- Premium Setting: Positioned above the community, this suite is a standout space that offers a unique draw for locals and visitors alike.

This top-level suite puts your business at the center of Mead's growth, with unparalleled views and features that attract attention. Just minutes from I-25, this location offers the perfect mix of small-town charm and accessibility, ensuring your business becomes a local favorite. Whether you're launching a new restaurant, opening a bar, or creating a professional workspace, Suite C301 are ready to bring your vision to life. Reach out today to secure this unique space and be part of the thriving and growing Mead community!



LEARN MORE CALL US OR VISIT
MeadTownCenter.com 970-295-4760



All information deemed reliable but not guaranteed. Any and all general or specific description, inclusions, sized, square footage, renderings, photography, while obtained from reliable sources, must be considered approximate and all are subject to modification or deletion without notice. Purchaser must verify ALL information to their own satisfaction prior to selection.