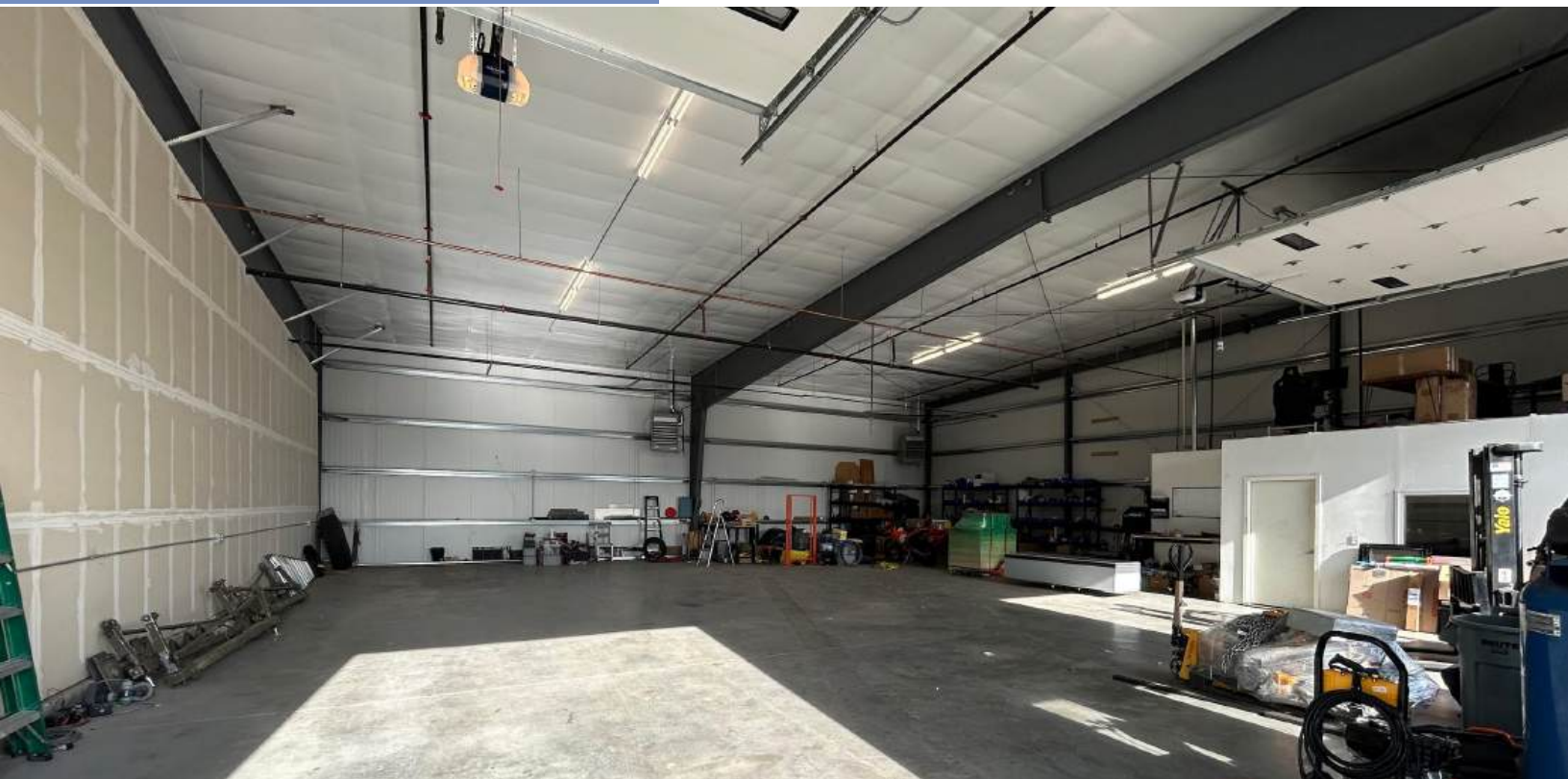


INDUSTRIAL SPACES FOR LEASE

13790 E I25 FRONTAGE RD.

follow us



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**Call us for more
information and to set
up a tour!**

INDUSTRIAL SPACE FOR LEASE

**13790 E I25 FRONTAGE RD,
LONGMONT, CO 80504**

At Hwy 66/ I-25 Exit, on East Frontage Rd with quick, easy access to I-25. 10 minute drive to Longmont, 30 minute drive to Boulder or Denver. All units are 15' Clear, No Columns, R-20 walls & R-38+ ceiling Nat. Gas convection heater in Whse, Office heat pump, sprinkled, 6" Slab, West facing insulated 12'W x 14'H OHD w/opener and Mandoor, drive through truck court, 3 parking per unit. **Zoning:** Town of Mead - General Commercial (GC) - Many uses allowed

\$12.00 NNN (Term 3-5 Yrs) 4% Escalation

D-7 & D-8 - 3,600 ft², (two each 30' X 60'), All the above features plus ADA Bathroom, Mop Sink, 2 each 200 amp panels 120V/240V 3-PH power \$7.80 expenses. Available 7/1/2026.

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All information provided is deemed reliable,
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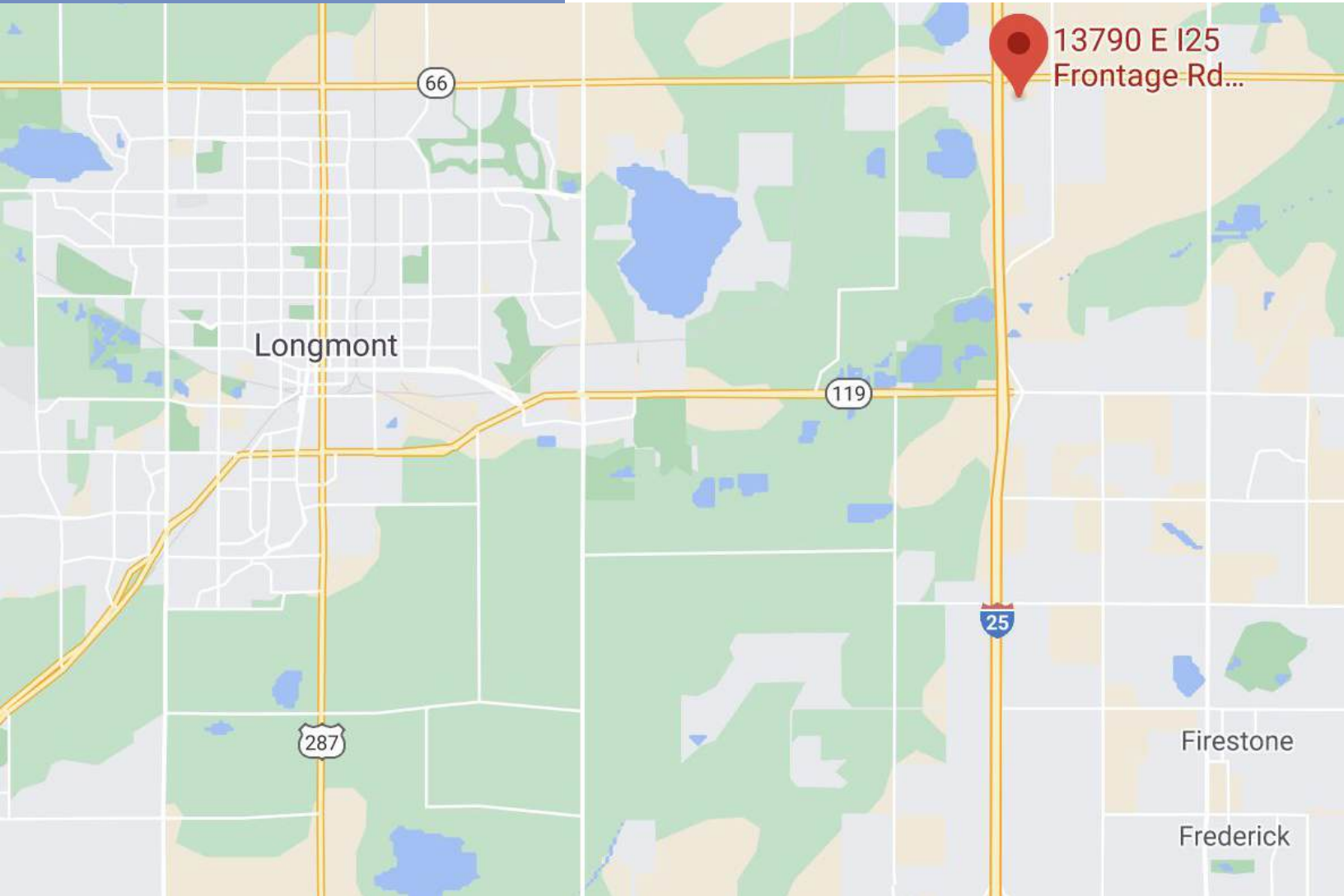
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