



4735 Walnut St

Suite 200, Boulder, CO

Central Boulder Office Condo for Sale

Chris Boston, CCIM, MBA

cboston@gibbonswhite.com

(303) 586-5930

Kegan McNutt

kegan@gibbonswhite.com

(303) 586-5929

www.gibbonswhite.com

Property Info & Gallery

View Map

Available Space	3,386 sq. ft.
Sale Price	\$1,185,100 (\$350 / sq. ft.)

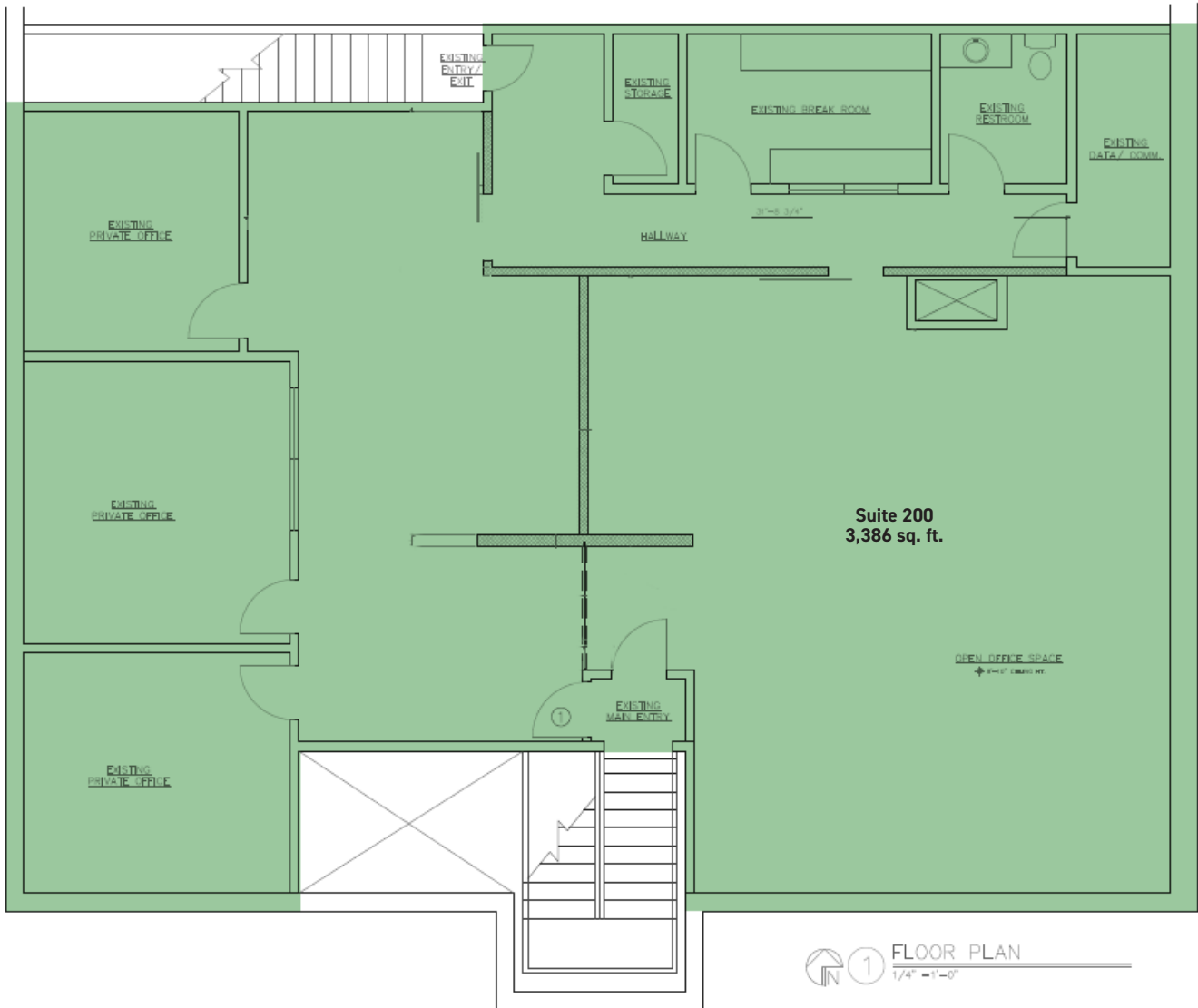
- **Exceptional Second-Floor Office Featuring Abundant Natural Light, Floor-to-Ceiling Windows & Sweeping Flatirons Views**
- Efficient Floor Plan Currently Configured as Two Suites, Featuring 2 Private Offices, 2 Conference Rooms, Collaborative Open Workspace, Storage Room, a Full Kitchen/Break Room, & a Private Restroom
- Flexible Layout Creates an Opportunity for an Owner-User to Occupy a Portion While Generating Rental Income from the Remainder (Inquire for More Details)
- Two Separate Entrances Offer Flexibility for Multi-Tenant Occupancy or Private Client Access with Secure Key Fob Building Access
- Shared Building Amenities Include a Conference Room, Lockers, Shower, & Changing Facilities on the First Floor
- Current Monthly Owners Association Dues (Utilities, Dues & Reserve): \$1,873.19
- Ample Shared Surface Parking with Electric Vehicle Chargers
- Adjacent to the Boulder Creek Path & Boulder's Extensive Multi-Use Trail Network
- Located Minutes from a Wide Variety of Restaurants, Coffee Shops, Shopping, & Other Amenities

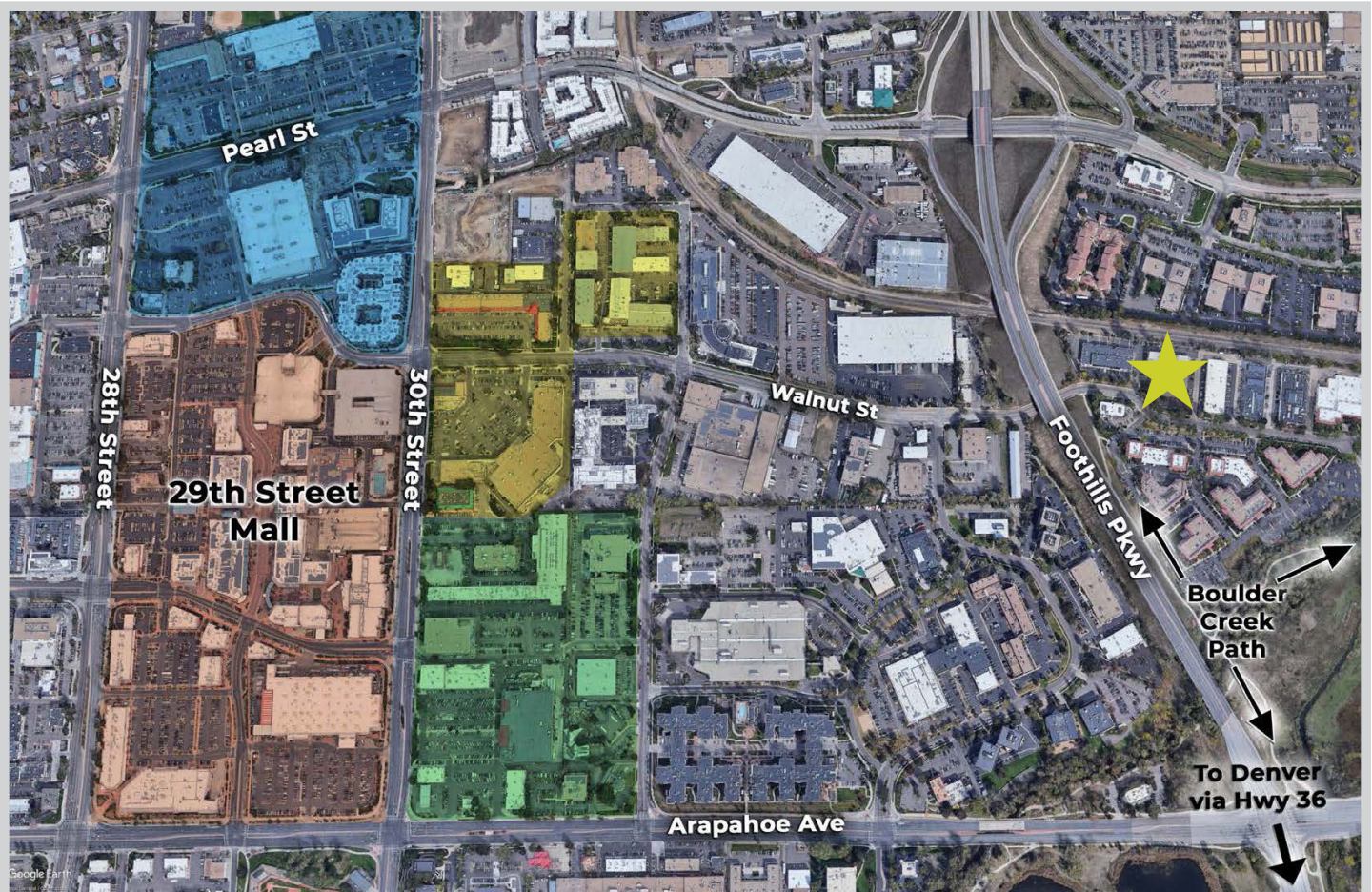
© 2026 Gibbons-White, Inc.



2305 Canyon Blvd, Suite 200, Boulder, CO 80302 • (303) 442-1040

The information included has been obtained from sources believed reliable. While we do not doubt the accuracy, it is unverified and no representation is being made.





- Whole Foods Market
- Target
- Starbucks
- Barnes & Noble
- Torchy's Tacos
- Wild Pastures Burger

- Trader Joe's
- Panera Bread
- CAVA
- Shake Shack
- Chipotle
- Noodles and Company
- Motomaki
- Rakkan Ramen
- Potbelly
- BJ's Brewhouse
- Five Guys
- Apple
- lululemon
- Nike
- Sephora
- Staples
- Nordstorm Rack
- Eddie Bauer

- Walnut Cafe
- January Coffee
- Crunch Fitness
- Walgreens
- Yoga Pod
- Twisted Pine Brewing
- The Spot Boulder Gym
- Black Jack Pizza

- King Soopers
- Starbucks
- Jamba
- Moe's Broadway Bagels
- Best Buy
- Vina Pho & Grill