

400 EAST HORSETOOTH ROAD, 3rd FLOOR
FORT COLLINS, COLORADO



DEMOGRAPHICS

400 E. Horsetooth	1 Mile	3 Miles	5 Miles
2010 Population	12,081	101,593	157,291
2015 Projected Population	12,572	109,618	170,259
2010 Average HH Income	\$70,297	\$75,075	\$70,995

Source: Site to Do Business Online, August 2011

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400 E. Horsetooth, Suite 100 · Fort Collins, CO 80525 · Ph: 970.229.9900 · Fax: 970.282.1080 · www.realtec.com

REALTEC LISTING
FOR LEASE

*Third Floor Available;
Fantastic Views!*

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400 EAST HORSETOOTH ROAD, 3rd FLOOR
FORT COLLINS, COLORADO

BUILDING SIZE: 13,240 SF

LEASE RATE: \$13.75/SF NNN

FOR LEASE: 3,652 SF

NETS: Est. \$7.50/SF NNN includes
Utilities + Janitorial

FEATURES:

- Third floor available in the uniquely designed 400 E. Horsetooth
- Comprehensive renovations completed in December 2011
- Anchor Tenant: Realtec Commercial Real Estate Services, Inc.
- Adjacent to the Marriott Hotel
- High exposure, great views
- Nine exterior offices plus conference room; elevator access
- Monument signage on Horsetooth Road

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View more Realtec listings at: www.realtec.com

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Information contained herein is not guaranteed. Buyer/Tenant and Seller/Landlord are advised to verify all information. Price, terms and information are subject to change.

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FORT COLLINS, COLORADO

REALTEC LISTING
FOR LEASE



AVAILABLE: 3,652 SF

Entire Third Floor is Yours!

- Reception
- Kitchenette
- Conference Room
- Views from every office



Your Company Name Here!



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