

FOR LEASE

3820 W 10th Street
Greeley, CO

MARKET SQUARE RETAIL SUITES

PROPERTY TYPE
RETAIL SUITES

AVAILABLE
1,240-3,725 SF

PRICE
**\$9-13/SF NNN
(EST \$4.46/SF)**



FEATURES:

- End cap spaces available (B-1 has drive-thru)
- Great visibility and high traffic counts
- Signage available
- Move-in ready
- Variety of sizes and layouts

REALTEC
COMMERCIAL REAL ESTATE SERVICES

Gage Osthoff
(970) 396-5166
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DJ Calvin
(970) 371-9900
dcalvin@realtecgreeley.com

VIEW MORE REALTEC LISTINGS AT WWW.REALTEC.COM

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SUITE	SF	LEASE NNN
A-2	1,240	\$11.00
A-4, 5	2,480	\$10.00
A-7	1,300	\$12.00
B-1	1,300	\$13.00
B-3, 4, 5	3,725	\$9.00
B6	1,240	\$11.00



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TRAFFIC COUNT

32,771 VPD

Source: City of Greeley

	1 MILE		3 MILES		5 MILES	
	2010 CENSUS	2016	2010 CENSUS	2016	2010 CENSUS	2016
POPULATION	11,821	12,395	80,067	86,403	117,074	127,824
AVG HH INCOME	-	\$74,260	-	\$66,830	-	\$64,851
HOUSEHOLDS	4,619	4,819	29,526	31,853	41,808	45,367

Source: Esri



Fort Collins

400 E Horsetooth Rd, Suite 200
Fort Collins, CO 80525
970-229-9900

Loveland

350 E 7th St, Suite 2
Loveland, CO 80537
970-593-9900

Greeley

1711 61st Ave, Suite 104
Greeley, CO 80634
970-346-9900

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