

**STUART PROFESSIONAL PARK
OWNER/USER MEDICAL OFFICE SUITES AVAILABLE**

FOR SALE OR LEASE

1136

EAST STUART STREET

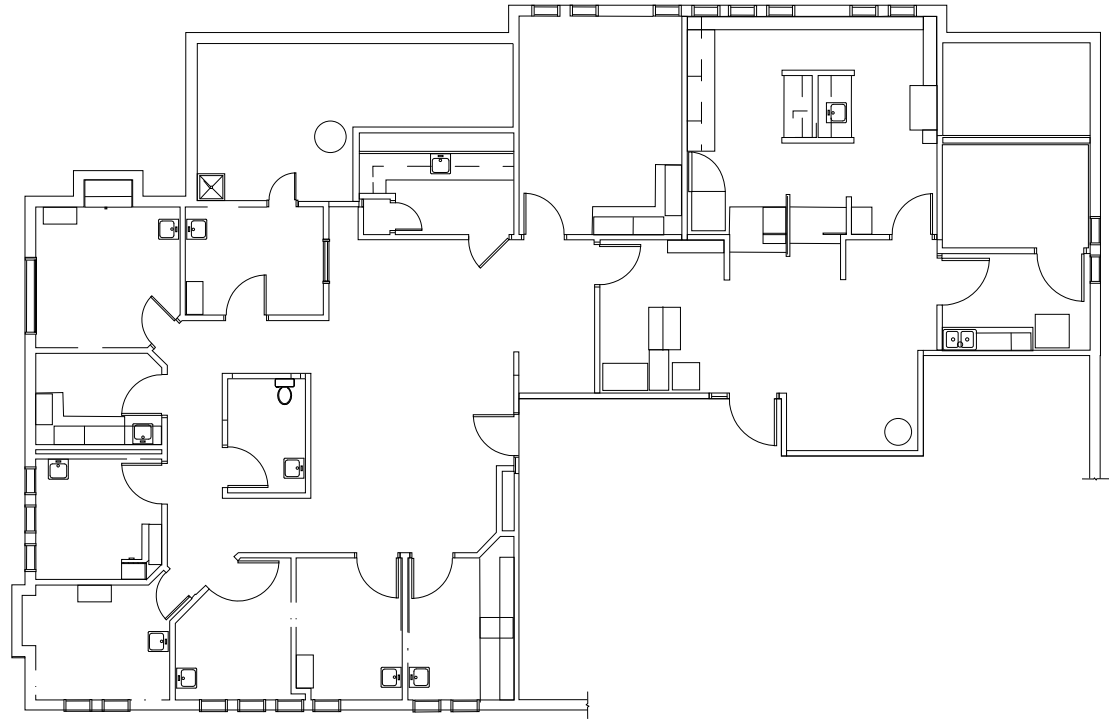
BUILDING 3 | SUITES 200 & 220

FORT COLLINS, CO 80525



FLOOR PLAN & PROPERTY DETAILS

- Turn-key medical office suite, formerly occupied by Kaiser Permanente
- Large reception and waiting area, large staff office, and 8 exam rooms
- Breakroom and dedicated IT room
- Located near Poudre Valley Hospital
- Elevator served

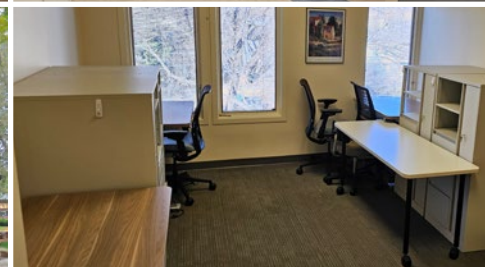
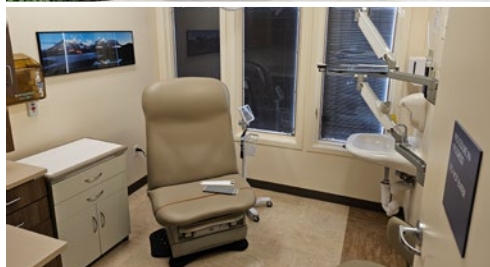
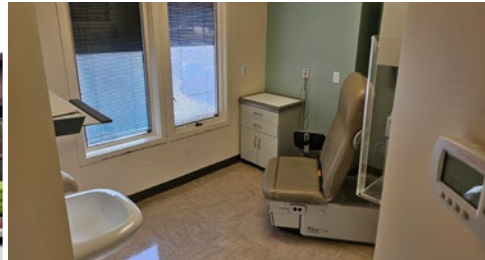


Sale Price: \$642,400 (\$220/SF)

Lease Rate: \$16.00-\$18.00/SF NNN

NNN: \$13.72 SF

Size: 2,920 SF





FOR MORE INFORMATION, CONTACT:

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