



AVAILABLE SF:	300-1,000/SF
LEASE RATE:	\$17.00-\$18.00/SF
LEASE TYPE:	Full Service
CITY:	Northglenn
COUNTY:	Adams
SUBMARKET:	North
BLDG USE:	Office
YR BUILT:	1969
BLDG SF:	32,860
STORIES:	3
PARKING:	5.83/1,000
TENANCY:	Multiple

PROPERTY OVERVIEW

The Melody Building is a 3 story professional office building located just west of 104th & I-25 in Northglenn, Colorado. The property has been very well maintained and features: renovated common areas and restrooms, professional management, elevator service and recently updated suites. The suites range in size from 300 SF to 1,000 SF are ready for occupancy for professional office, medical office and quasi-retail tenants. The building offers tenants the most affordable, quality office space in the North Metro area.

PROPERTY HIGHLIGHTS

- Professional Office, Medical Office
- Strong Local Ownership
- Ample Parking
- Updated Common Areas
- Small to Mid-Size Suites
- Affordable Rates
- Common Conference Room



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