

Featured Property



CLASS A RETAIL FOR LEASE

6130 FIRESTONE BLVD, UNIT 502



Located on Firestone Blvd in the busy **King Soopers-anchored Highplains Marketplace**, Unit 502 is the last available unit in this shopping center!

Colorado & Firestone Blvds. is one of the busiest intersections in Firestone and is surrounded by diverse residential, **King Soopers** and other retail, medical offices and urgent care, schools, and parks.

This unit offers an ideal opportunity for a retail or service business!



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Contact a member of the Firestone Economic Development team for more information on this property, or other properties in the Town of Firestone!

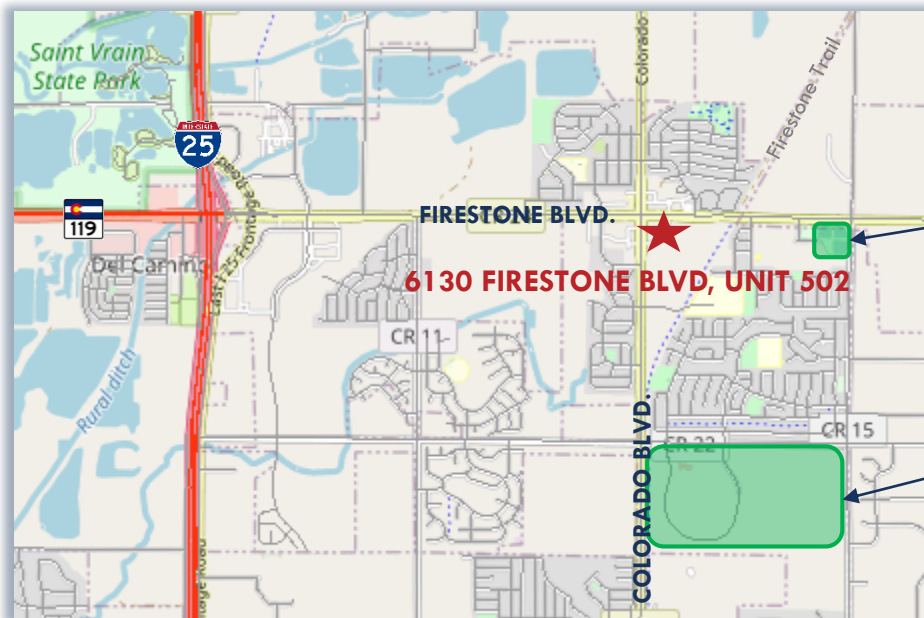
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Property Features:

- New retail building
- Available SF: 1,245 SF
- Lease Rate: \$26.50 PSF NNN
- NNN Est. ('21): \$7.00
- No Weld County sales tax
- Convenient access to I-25 and surrounded by residential neighborhoods, apartment complexes, King Soopers and other retail, UCHealth services, schools and parks, and within one (1) mile of tournament sports parks
- Placer.ai shows nearly 157,000 unique visitors have visited Highplains Marketplace more than 8 times in the last 12 months. The average visitor has an average annual income of \$75-\$100k.



Firestone Regional Sports Complex

Firestone Central Park

The park master plan includes ball and sports fields for tournaments, a recreation facility, and other community amenities.

Contact the Economic Development team for a report showing area traffic and visitor demographic data!