

NEW DOWNTOWN LONGMONT RETAIL SPACE

300 2nd Avenue, Longmont, CO



DEMOGRAPHICS

POPULATION



1 Mile:	3 Mile:	5 Mile:
9,951	78,159	110,268

DAYTIME POPULATION



1 Mile:	3 Mile:	5 Mile:
9,525	30,402	35,891

HOUSEHOLDS



1 Mile:	3 Mile:	5 Mile:
4,158	31,740	44,451

AVG. HH INCOME



1 Mile:	3 Mile:	5 Mile:
\$99,646	\$125,350	\$132,765

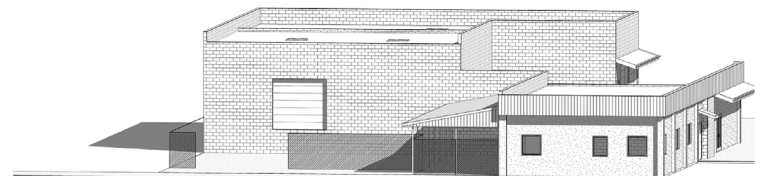
AVG. DAILY TRAFFIC



On Main Street north of 1st Ave 26,236 VPD

PROPERTY OVERVIEW:

- 1,875 SF available (with patio - 3,506 SF)
- Great outdoor opportunities, ample parking and signage available
- Open to winery / brewery / distillery / restaurant / make space, retail and more
- Join Wibby Brewery, Copper Sky Distillery, Granary Food Hall (coming soon), and more



For more information, contact:

Mike DePalma

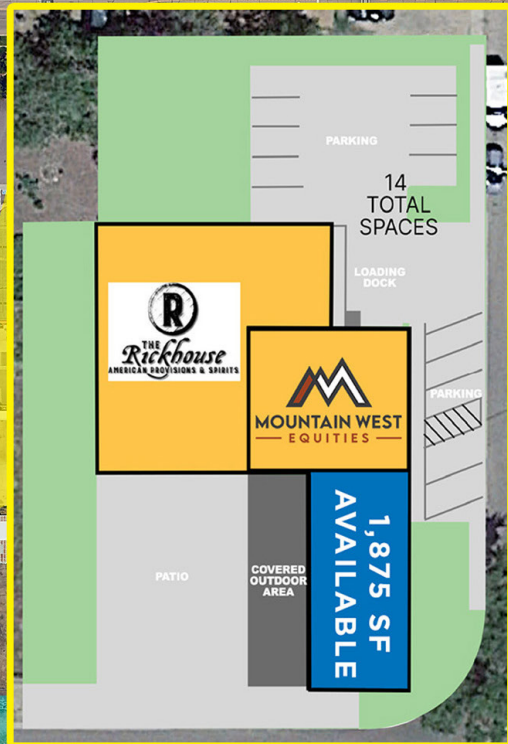
720 598 6043

mdepalma@creginc.com



NEW DOWNTOWN LONGMONT RETAIL SPACE

300 2nd Avenue, Longmont, CO



NEW DOWNTOWN LONGMONT RETAIL SPACE

300 2nd Avenue, Longmont, CO

Mike DePalma
720-598-6043
mdepalma@creginc.com



SITE

DOWNTOWN
LONGMONT

UCHealth
Hospital
Now Open
172,000 SF
50-75 Beds

