

DENTAL OFFICE SPACE AVAILABLE

2984 GINNALA DRIVE, LOVELAND, CO 80538

AVAILABLE FOR LEASE



AVAILABLE: 2,892± SF
BASE RENT: \$19.00 / SF
NNN: \$8.54 / SF (includes utilities)
TOTAL RENT: \$6,637 / month
AVAILABLE: Now
ZONING: B - Developing Business

PROPERTY HIGHLIGHTS

- Monument signage available
- Four private offices, large exam area, x-ray room, two labs, breakroom, large reception and file room
- Abundant parking shared with other tenants
- Class A office space with central Loveland location



For more information:

Joe Palieri, CCIM

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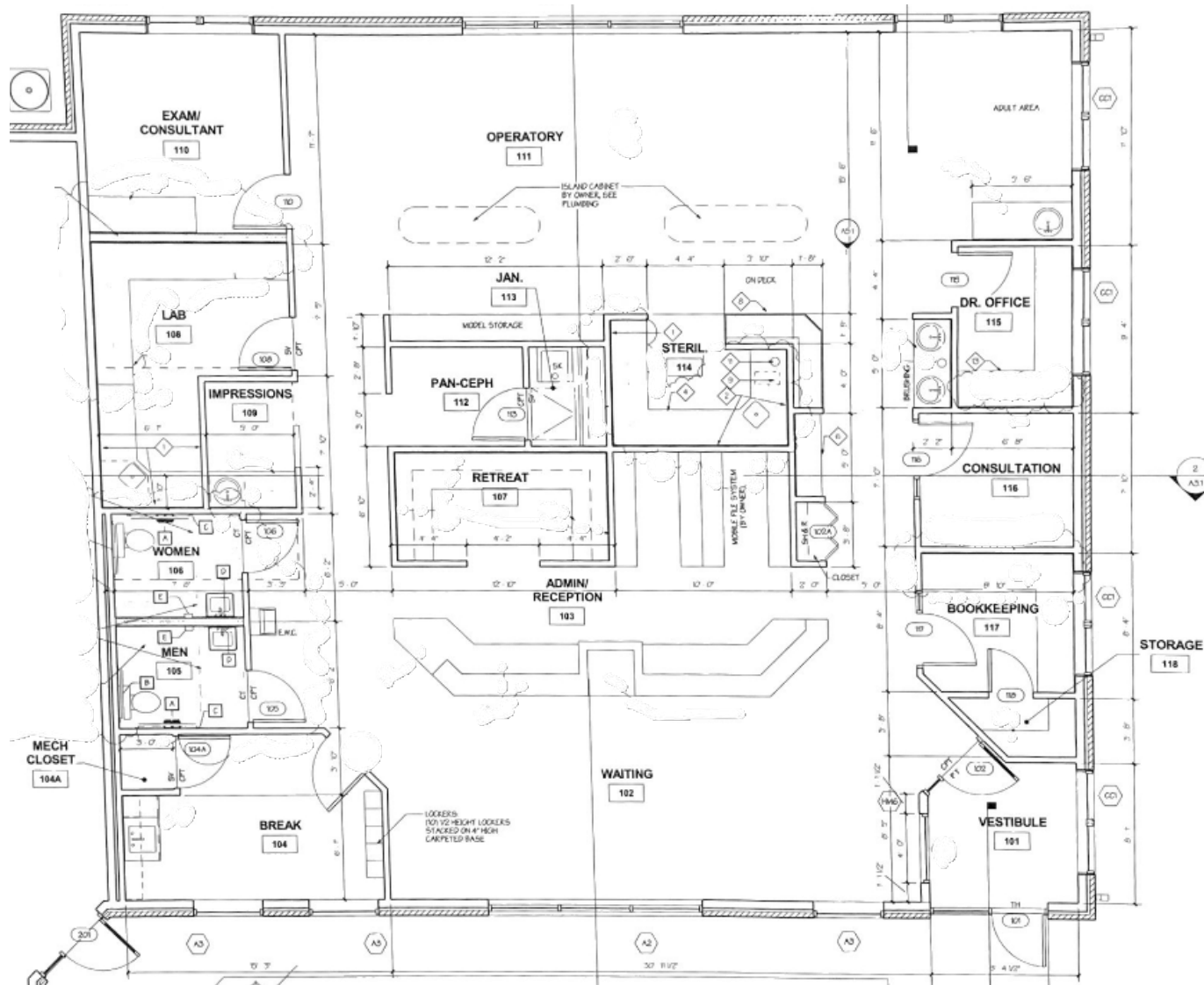
NAIAffinity

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FLOOR PLAN

2984 GINNALA DRIVE, LOVELAND, CO 80538



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PROPERTY DETAILS & FLOOR PLAN

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DEMOGRAPHICS AND LOCATION MAP

DEMOGRAPHICS

	1-MILE	3-MILES	5-MILES
2023 Est. Population	9,323	62,027	98,363
2028 Projected Population	9,241	62,649	100,326
2023 Avg. Household Income	\$84,884	\$101,791	\$109,188
Median Age	40.3	41.2	41.1
Daytime Employment	4,824	28,960	50,487

Source: Site To Do Business, July 2023

Available
2,892± SF



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