

# Premier Grocery Anchored Shopping Center in Fort Collins



## Rigden Farms

SEC - Timberline Road and E. Drake Road  
Fort Collins \* Colorado

- \* Top 3rd of King Soopers in Colorado based on foot traffic (placer)
- \* Affluent area of Fort Collins with immediate access to I-25
- \* NE Fort Collins is booming with new Single Family and multi family housing projects
- \* Highly visible and accessible property

## Available Spaces:

### Shops D

- \* 110 (end cap) - 1,772/sf
  - QSR infrastructure
- \* 120 - 1,700/sf
  - Has Mezzanine
- \* Spaces can be combined for 3,472/sf

Contact :



\* Asking rent: Contact Broker  
NNN: \$19.04/sf

Mike Lindemann  
720.490.6806  
mike@cmcommercialpartners.com

Carolyn Martinez  
303.880.9766  
carolyn@cmcommercialpartners.com







## Shops A & B

- 100 - BoA ATM
- 102 - Kung Fu Tea
- 104 - Facial Spa
- 106 & 108 - William Olivers
- Public House
- 110 - Nails
- 112 - Wine & Spirits

## Shops C \*

- 101 - Genoa Coffee & Wine
- 103 - Cost Cutters
- 105 - Up in Smoke
- 107 - Eileens Cookies
- 109 & 111 - Timberline Animal Hospital
- 113 - Subway

## Shops D \*

110 - AVAILABLE

\* QSR infrastructure

120 - AVAILABLE

\* can be combined for

3,472/sf

130 & 150 -

Krazy Karls Pizzeria

