

3665 JOHN F KENNEDY PARKWAY

FORT COLLINS, CO 80525



OFFICE SPACE AVAILABLE FOR LEASE

LEASE RATE: \$18.00-\$19.00/SF NNN | OPERATING EXPENSES: \$10.24/SF + UTILITIES

AVAILABILITIES			
BUILDING	SUITE	SF AVAILABLE	AVAILABILITY
BUILDING 1	306	3,195 SF	NOW
BUILDING 1	102	1,799 SF	4/1/2026

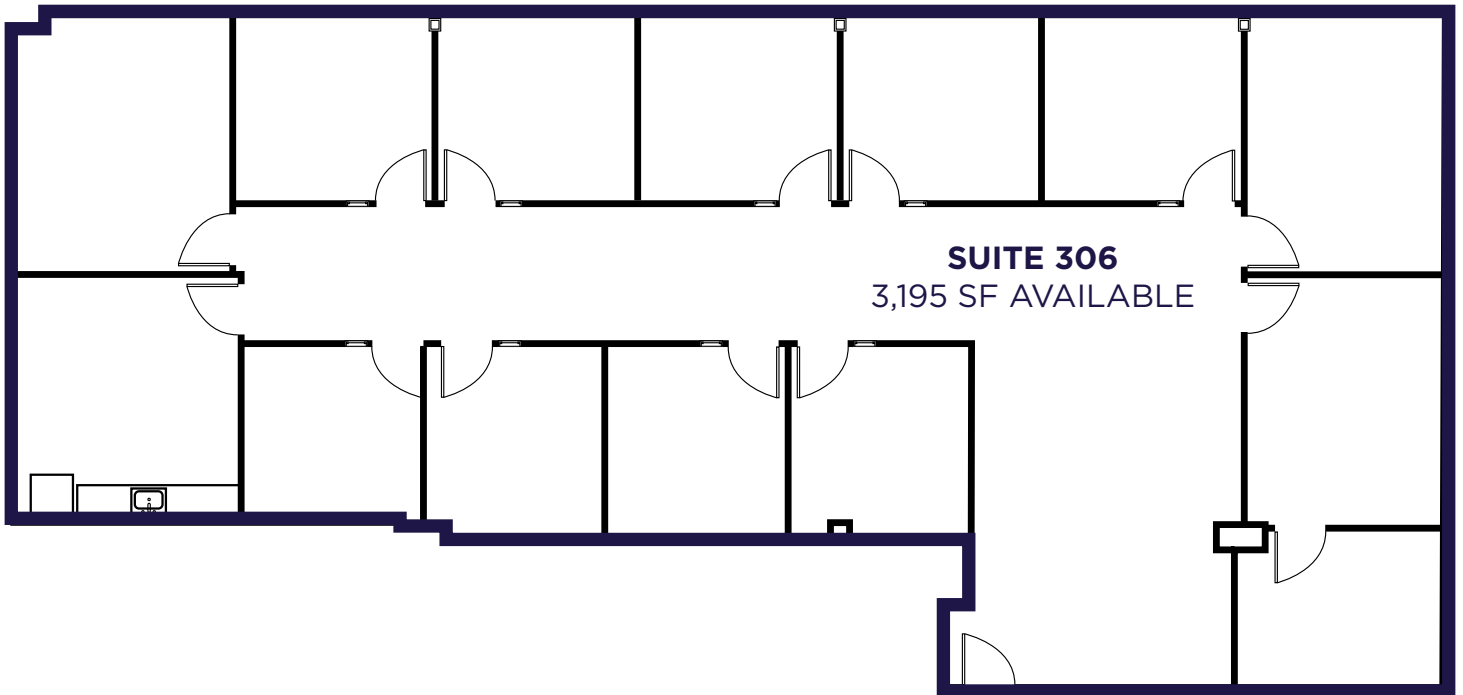
PROPERTY HIGHLIGHTS

- Monument signage on Horsetooth Road and John F Kennedy Parkway
- Located in the heart of the south Fort Collins business district
- Parking onsite with 5 spaces : 1,000 SF
- Walkable to MAX Transit, Foothills Mall, Marriott, several banks and multiple amenities
- Comcast cable and CenturyLink T-1 and fiber

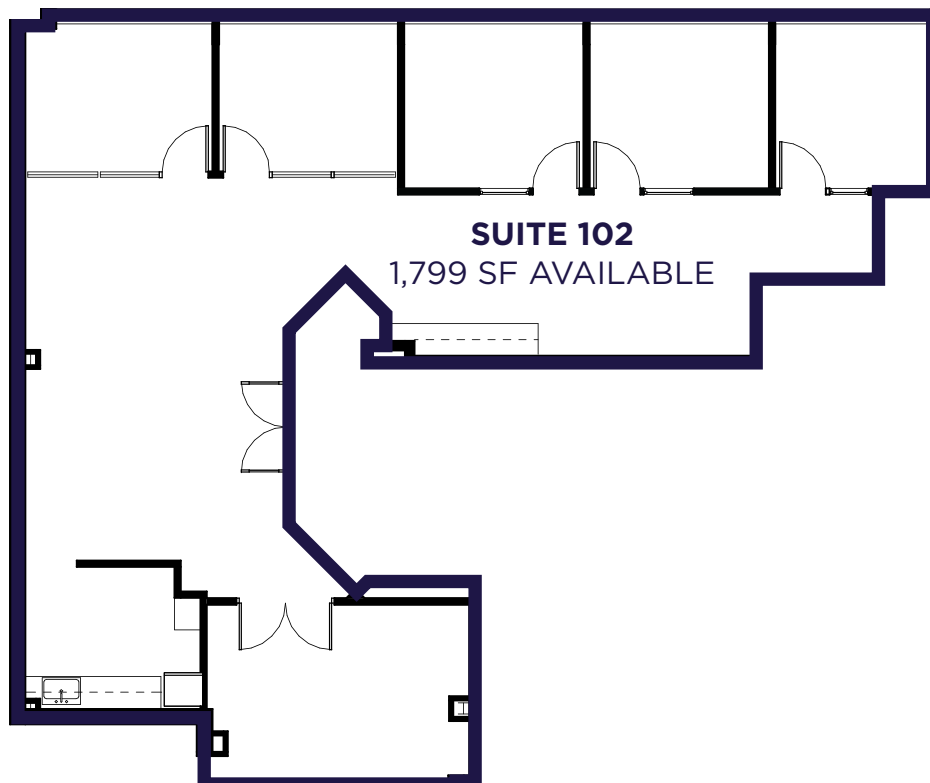


FLOOR PLAN

BUILDING 1: SUITE 306



BUILDING 1: SUITE 102



PROPERTY PHOTOS



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FOR MORE INFORMATION, PLEASE CONTACT:

AKI PALMER
Executive Managing Director
+1 970 267 7727
aki.palmer@cushwake.com

772 Whalers Way, Suite 200 / Fort Collins, CO 80525
PH: +1 970 776 3900 / cushmanwakefield.com

JIM PALMER
Director/Principal
+1 970 204 4000
jpalmer@palmerpropertiesco.com

3665 John F. Kennedy Parkway, Suite #2-300
Fort Collins, CO 80525 / palmerpropertiesco.com