

BOYD LAKE COMMERCE
CENTER

3800 SALLY RIDE WAY | LOVELAND, CO 80538
BUILDING 2 IN DEVELOPMENT



Depicted Building

 CUSHMAN &
WAKEFIELD

 SAUNDERS

Building 2 In Development

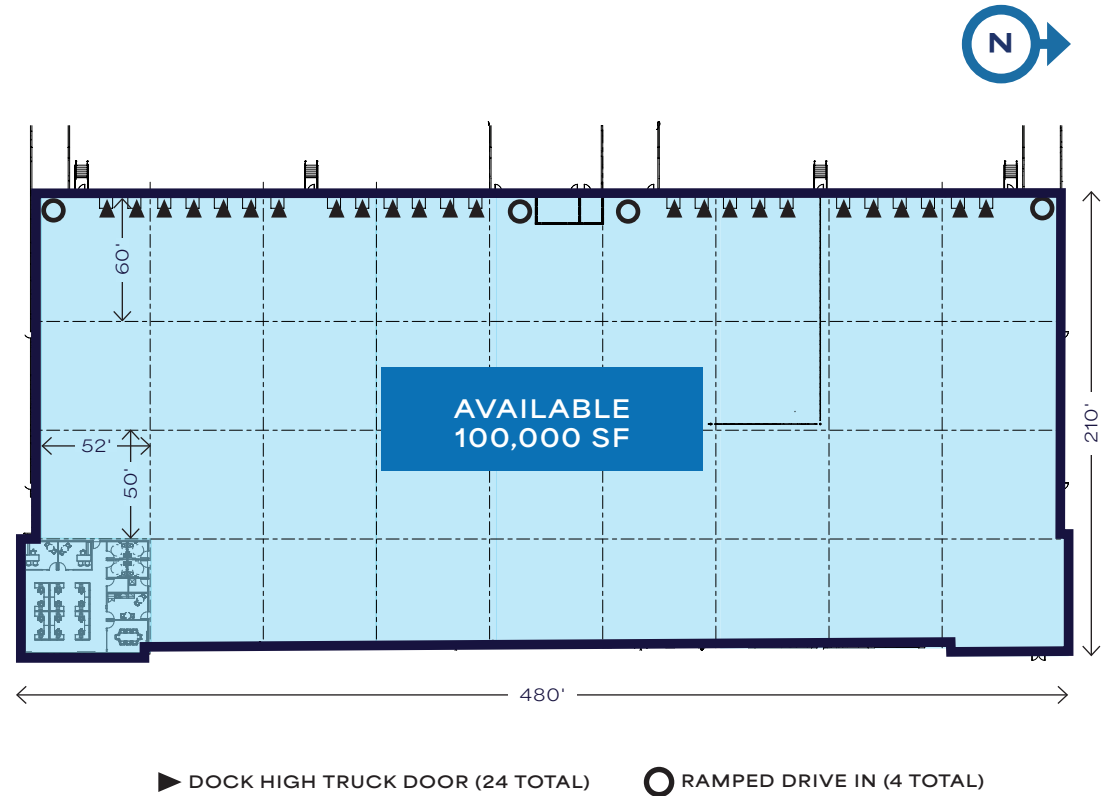
CLASS A INDUSTRIAL/DISTRIBUTION



FLOOR PLAN



Available SF:	100,000 SF
Building Size:	±100,000 SF
Land Size:	7.57 acres (330,056 SF)
Clear Height:	28'
Construction Type:	Tilt up concrete
Dock High Doors:	Four (4)
Sprinkler:	ESFR
Building Power:	2000 Amps, 277/480v, 3 Phase
Suite Power:	400 Amps, 480v, 3 Phase
Parking:	179 stalls (1.8:1,000) Trailer parking available
Fiber Services:	Comcast and Loveland Pulse





SITE PLAN

ADVANTAGEOUS REGIONAL CONNECTIVITY



CONVENIENCE ACHIEVED

Fort Collins	20 minutes
Greely	30 minutes
North Denver	40 minutes
Cheyenne	45 minutes
DIA	55 minutes



AMENITIES

1. JOHNSTOWN PLAZA

- Brakes Plus
- Bonefish Grill
- Boot Barn
- Cheba Hut
- Culver's
- Ethan Allen
- Firestone
- Hobby Lobby
- MOD Pizza
- Scheel's
- Sherwin Williams
- Starbucks

2. PROMENADE SHOPS AT CENTERRA

- American Eagle Outfitters
- AT&T
- Barnes & Noble
- Bath & Body Works
- Best Buy
- Buckle
- Chico's
- Dicks
- Eddie Bauer
- Famous Footwear
- Hallmark
- Helzberg Diamonds
- Loft
- Pacsun
- Red Robin
- Metropolitan

3. MARKETPLACE AT CENTERRA

- America's Best Contacts & Eyeglasses
- Bed Bath & Beyond
- Dollar Tree
- Five Below
- Lane Bryant
- Marshall's
- Maurices
- Old Chicago
- Old Navy
- Panera Bread
- PetSmart
- Sportsman's Warehouse
- Subway
- Target

4. LOVELAND YARDS

5. KOHL'S

6. LOWE'S

7. WALMART+

8. SAM'S CLUB

9. THE HOME DEPOT

10. NORTHERN CO REGIONAL AIRPORT

11. BLUE FCU ARENA



BOYD LAKE COMMERCE
CENTER

3800 SALLY RIDE WAY | LOVELAND, CO 80538
BUILDING 2 IN DEVELOPMENT

JASON ELLS , CCIM

+1 970 231 7513

jason.ells@cushwake.com

AARON VALDEZ, SIOR

+1 303 819 7333

aaron.valdez@cushwake.com

ALEC RHODES, SIOR

+1 303 523 1827

alec.rhodes@cushwake.com

TYLER SMITH, CCIM, SIOR

+1 720 987 8954

t.smith@cushwake.com

