



Colorado Technology Center

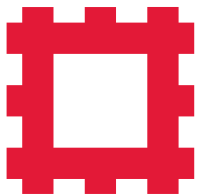
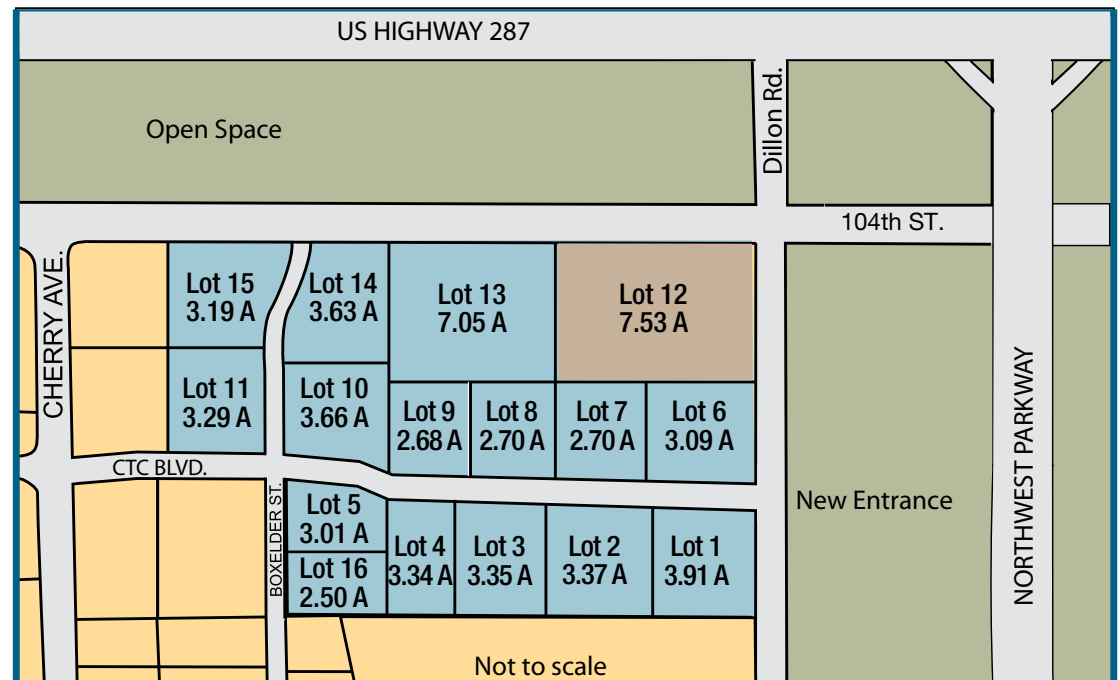
Louisville, CO

- Improved Lots from \$4.50/SF to \$6.50/SF
- 2.5 to 59 Acres
- Build to Suit up to 500,000 Square Feet

Brand New Entrance on Dillon Road

Companies in CTC include Lockheed Martin, Nautilus Fitness, Sanmina - Sci and DHL.

Close to Flatiron Crossing Mall, Northwest Parkway and Highway 36.



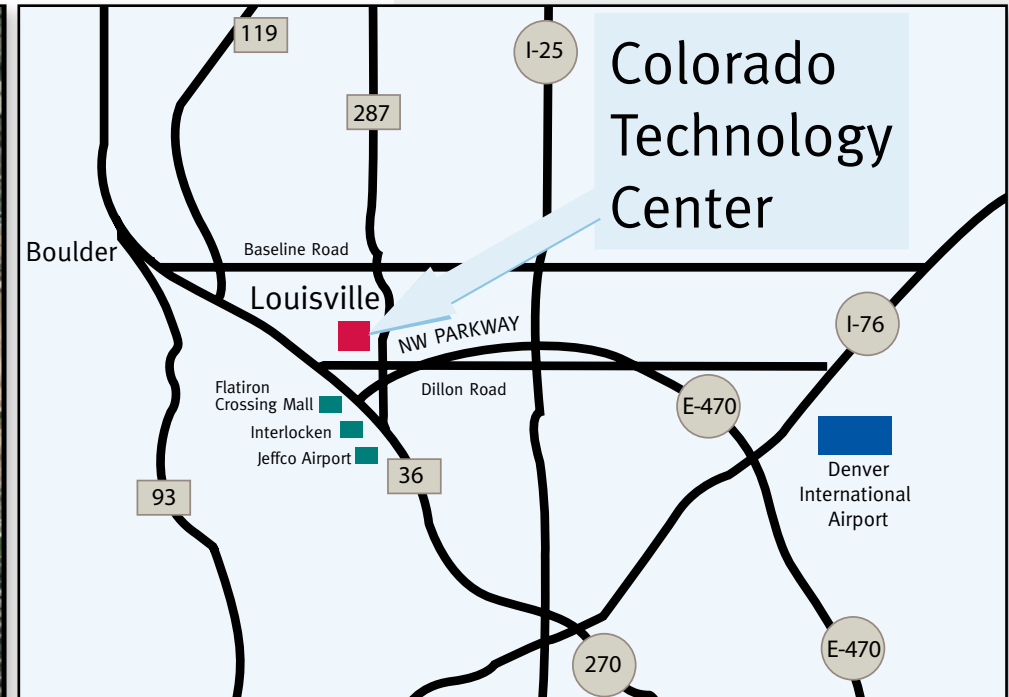
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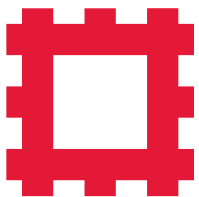
PCZD-1, industrial development guidelines apply

PCZD-C, allows certain commercial business uses per C-B zoning

Colorado Technology Center Louisville, Colorado



Easy access to Boulder, Denver, and Weld County.



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COLORADO TECHNOLOGY CENTER



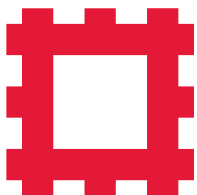
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Parcel	Lot(s)	Total Lot Size	Parking Ratio (spaces/sf)
A	1, 2	7.28 ac.	2/1000 to 4/1000
B	3, 4, 5, 16	12.2 ac.	2/1000 to 4/1000
C	6, 7	5.79 ac.	2/1000 to 4/1000
D	12	7.53 ac.	TBD
E	8, 9, 10, 13, 14	19.72 ac.	TBD
F	11	3.29 ac.	2/1000
G	15	3.19 ac.	2/1000

- All lots are available:
- Build-to-Suit for Lease
 - Build-to-Suit for Purchase
 - Single and Multiple Lot Sales

This plan represents one possible scenario for development. This concept and the approximate building sizes are conceptual. All square footages are approximate until approved by the City of Louisville. All final designs are subject to approval from the City of Louisville.

CONCEPTUAL PLAN - DIFFERENT BUILDING SIZES CAN BE ACCOMMODATED



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