

SUPERIOR POINTE

1000 & 1100 S. McCaslin Blvd
Superior, Colorado
Boulder County





North Building



South Building





LOCATION

1000 & 1100 S. McCaslin Blvd
Superior, Colorado



BUILDINGS

2



PROPERTY SIZE

1000: 89,032 SF
1100: 63,080 SF
9' Ceiling Height



FLOORS

1000: 3
1100: 2



PARKING

4/1,000 SF
free surface parking



FIBER

Provided by Comcast

Welcome to SUPERIOR POINTE

Located in Boulder County, Superior Pointe has excellent protected views of the Flatirons from a dramatic hilltop campus-like setting. It is adjacent to open space, trails and one-half mile to retail and restaurant amenities.

Property FEATURES





AVAILABLE
SPEC SUITES



UPCOMING
AMENITY
UPGRADES



UPSCALE
LOBBIES



WALKING AND
BIKING TRAILS



OUTDOOR
PLAZA



COMMON
AREAS



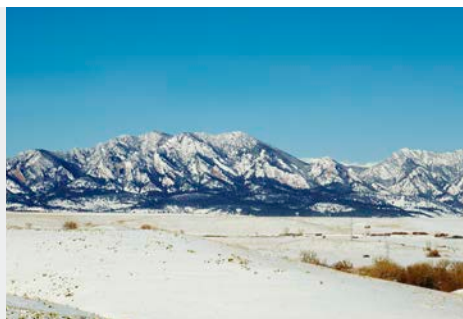
FREE
PARKING



SHOWERS
AND LOCKERS







BOULDER



35 MILES OF BIKE/ HIKING TRAILS

640 ACRES OF PROTECTED OPEN SPACE

SUPERIOR POINTE

SUPERIOR

OERMAN-ROCHE TRAILHEAD



ROCK CREEK

36

COAL CREEK TRAIL

MAYHOFFER SINGLETREE TRAIL

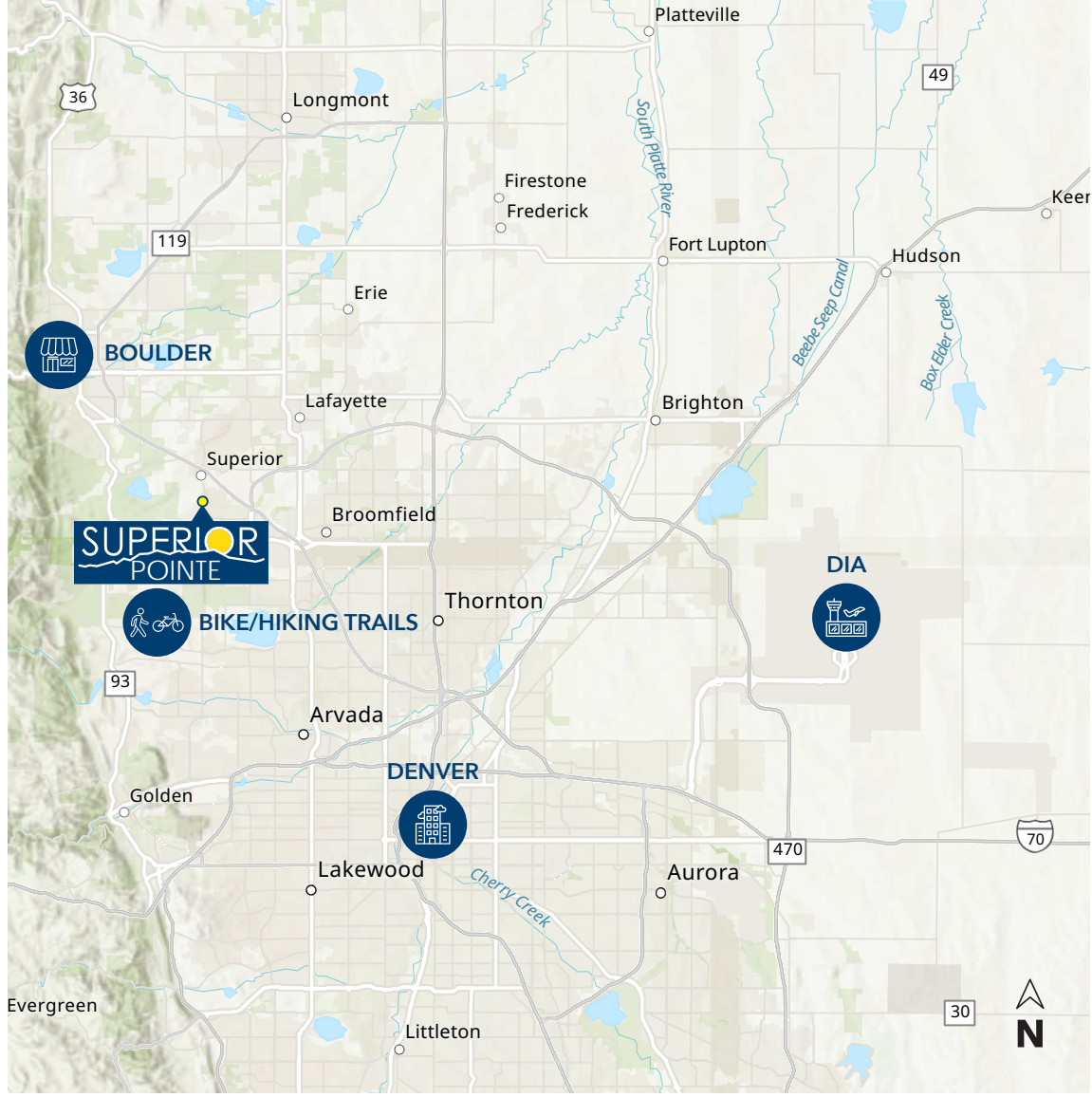
MEADOWLARK TRAIL

MCCASLIN BLVD



LOUISVILLE

**FLATIRON
CROSSING
5 MINUTES**



**35 MILES OF BIKE/
HIKING TRAILS**

30 SEC



CU BOULDER

10 MIN



BOULDER

13 MIN



DENVER

30 MIN



DIA

37 MIN



ELDORA SKI RESORT

51 MIN

Boulder County FAST FACTS



Colorado ranked
TOP 10
States for Millennials



Colorado ranked
TOP 5
Quality of Life



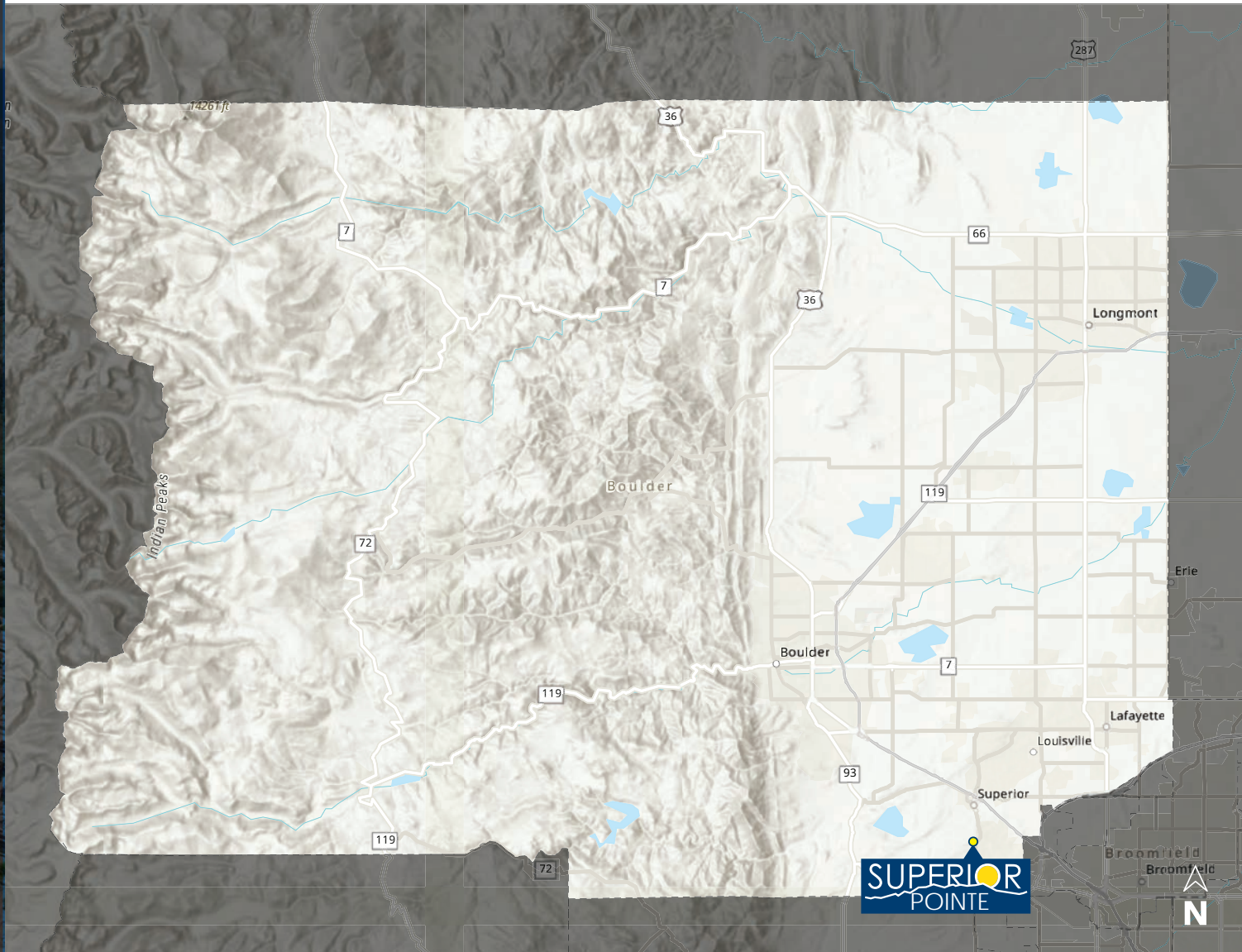
Colorado
#2
Largest Aerospace
Economy



Colorado
#3
Largest Percentage of
Millennial Population



Colorado
#3
High Tech Worker
Concentration



BOULDER COUNTY



MEDIAN AGE
37



AVERAGE HOUSEHOLD INCOME
\$117,554



POPULATION GROWTH
OVER 37,621 OVER THE
LAST 10 YEARS



EMPLOYMENT RATE
95.29%





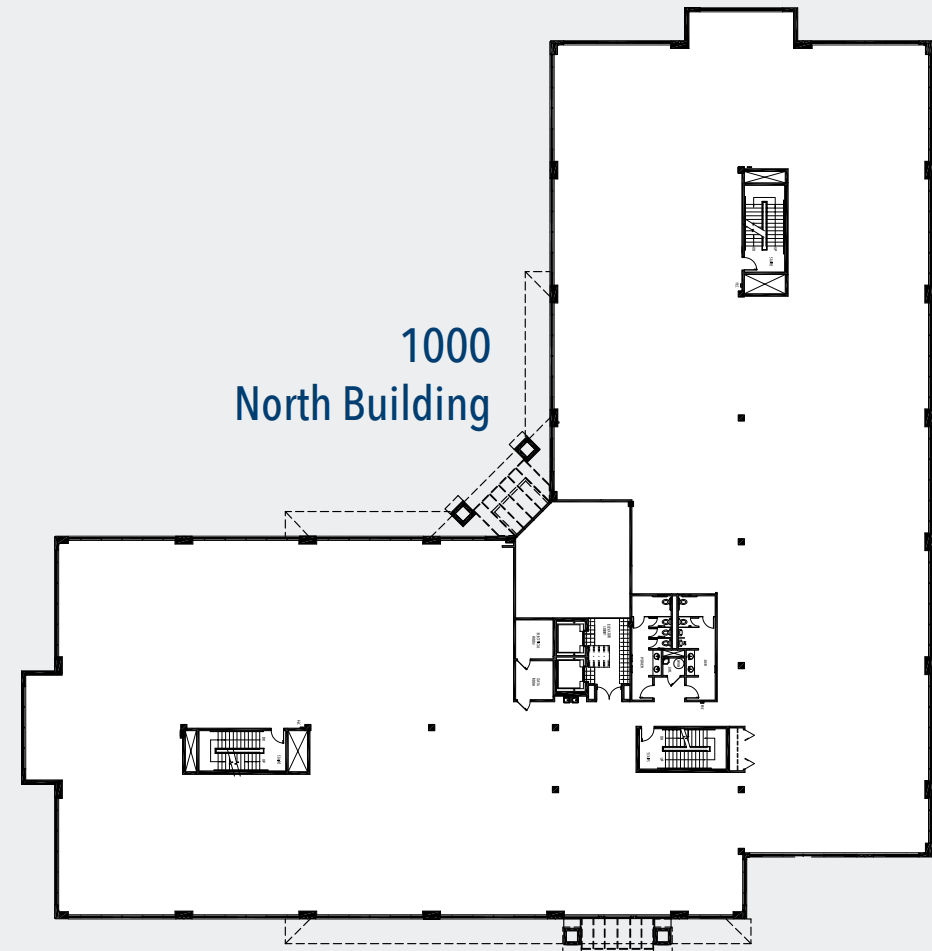
An abundance of young, skilled, and talented workers are driven to live, work, and study in Colorado due to the amazing quality of life and seemingly endless opportunities. As the largest university in Colorado, CU Boulder does its part to contribute to the well prepared and educated workforce.

- CU has generated over \$14.2 billion in revenue.
- 45% of its students come from out of state
- 65% of its students remain in Colorado after graduating
- Over 37,000 students



BOULDER, CO

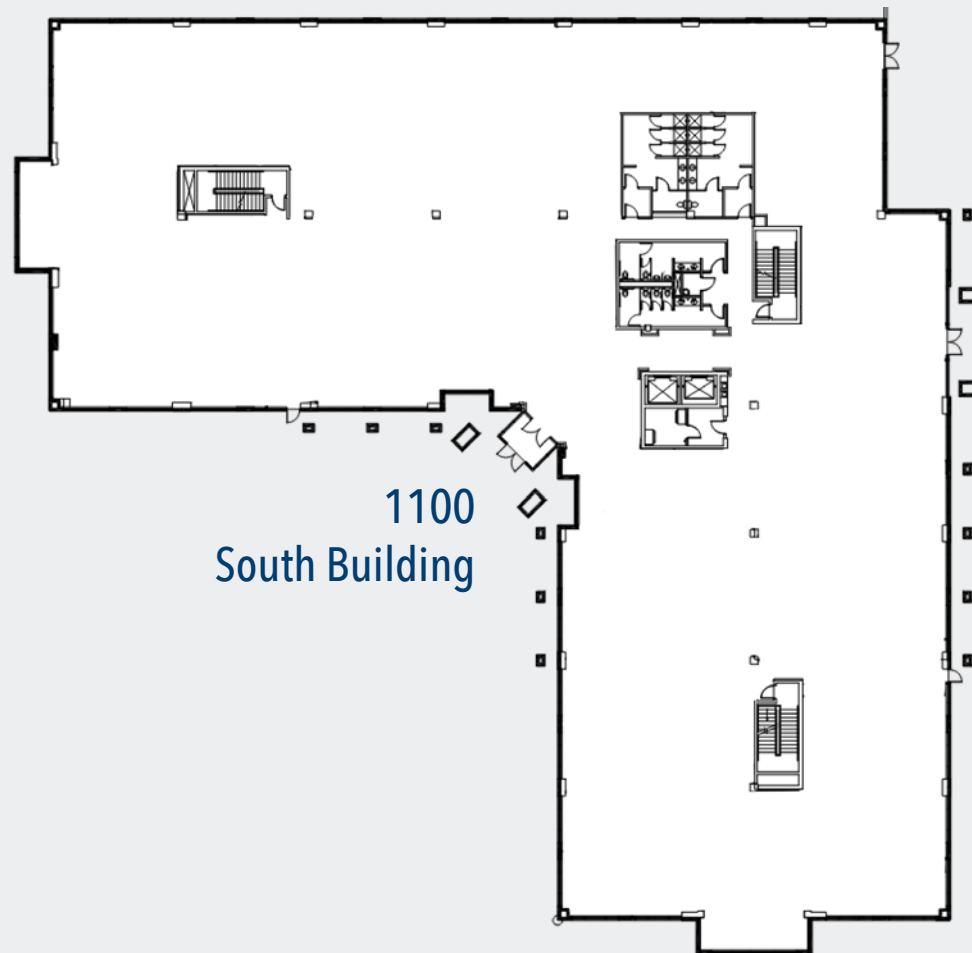
Typical FLOOR PLATE



NOT TO SCALE



1000 NORTH BUILDING



1100
South Building

NOT TO SCALE
**PLACEHOLDER FOR SPEC SUITE PHOTOS/RENDERINGS*

1100 SOUTH BUILDING



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NEWMARK

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