

1601 Riverfront Drive

Las Colonias Riverfront Park
Grand Junction, CO 81501

Professional Office Suites

Suite 101 - \$5,550/MO + NNN

Suite 105 - \$1,300/MO GROSS

Suite 202 - \$3,420/MO + NNN



COLDWELL BANKER
COMMERCIAL
PRIME
PROPERTIES

Mike Foster, CCIM
131 N. 6th Street, Suite 200
Grand Junction, CO 81501

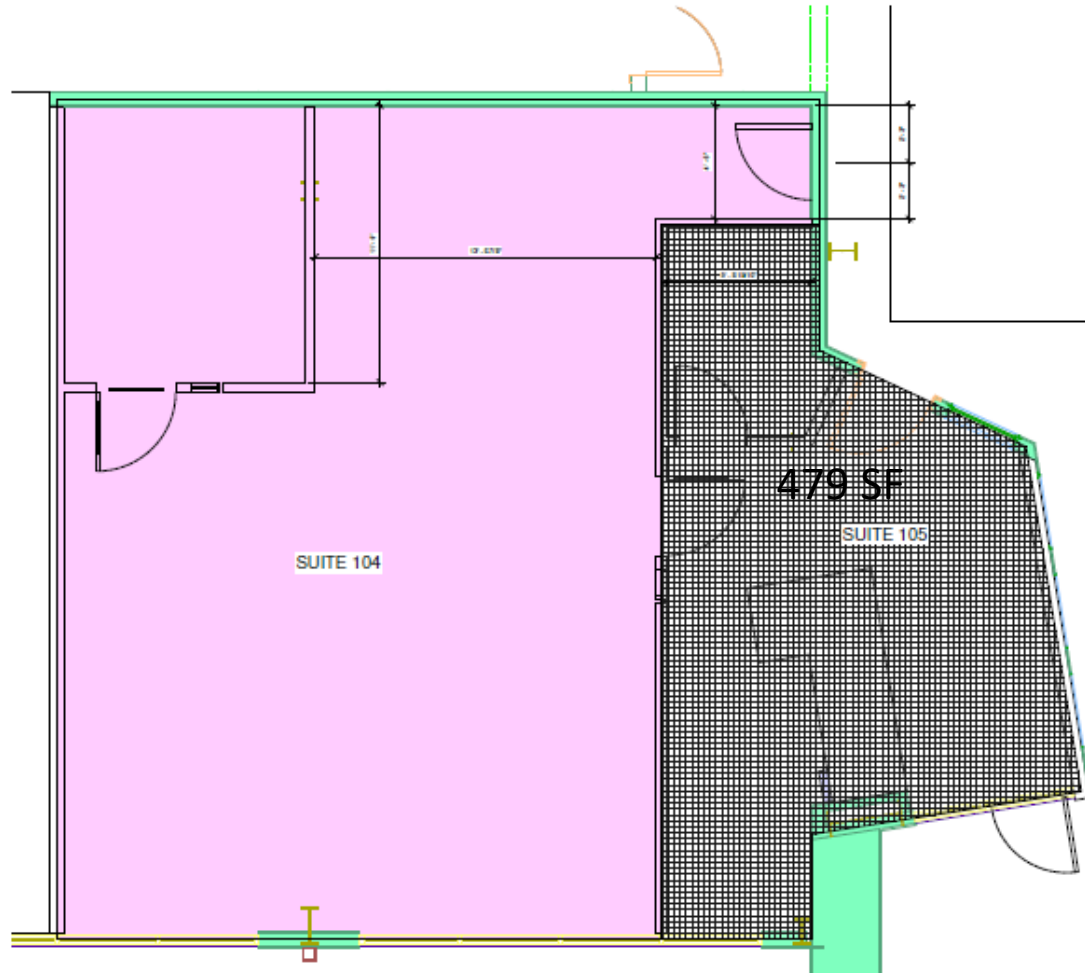
970-244-6602

www.Cbcwest.com

Suite 105 - \$1,300/MO GROSS



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GENERAL NOTES

- * OWNER DESIGN RESERVES A MAJOR PORTION TO DETERMINE APPROPRIATE DESIGN THROUGHOUT THE BUILDING, AND AN EXTERNAL DESIGN FOR SUITE 105.
- * ALL DESIGN CONSIDERATIONS ARE WITHIN THE BUILDING AND SUBJECT TO MODIFICATIONS FOR THE REVIEW OF DESIGN PROFESSIONALS.

PLANS

NO.	DATE	REVISION
1	01/11/2024	ISSUED FOR PERMIT

Author	Designer	01/11/2024
01/11/2024	01/11/2024	01/11/2024

REVISION HISTORY

NO.	DATE	REVISION
1	01/11/2024	ISSUED FOR PERMIT

FROM NAME AND ADDRESS
BONSAI
1021 Thefront Dr, Suite 202 Grand Junction, CO 81501 970-255-7360

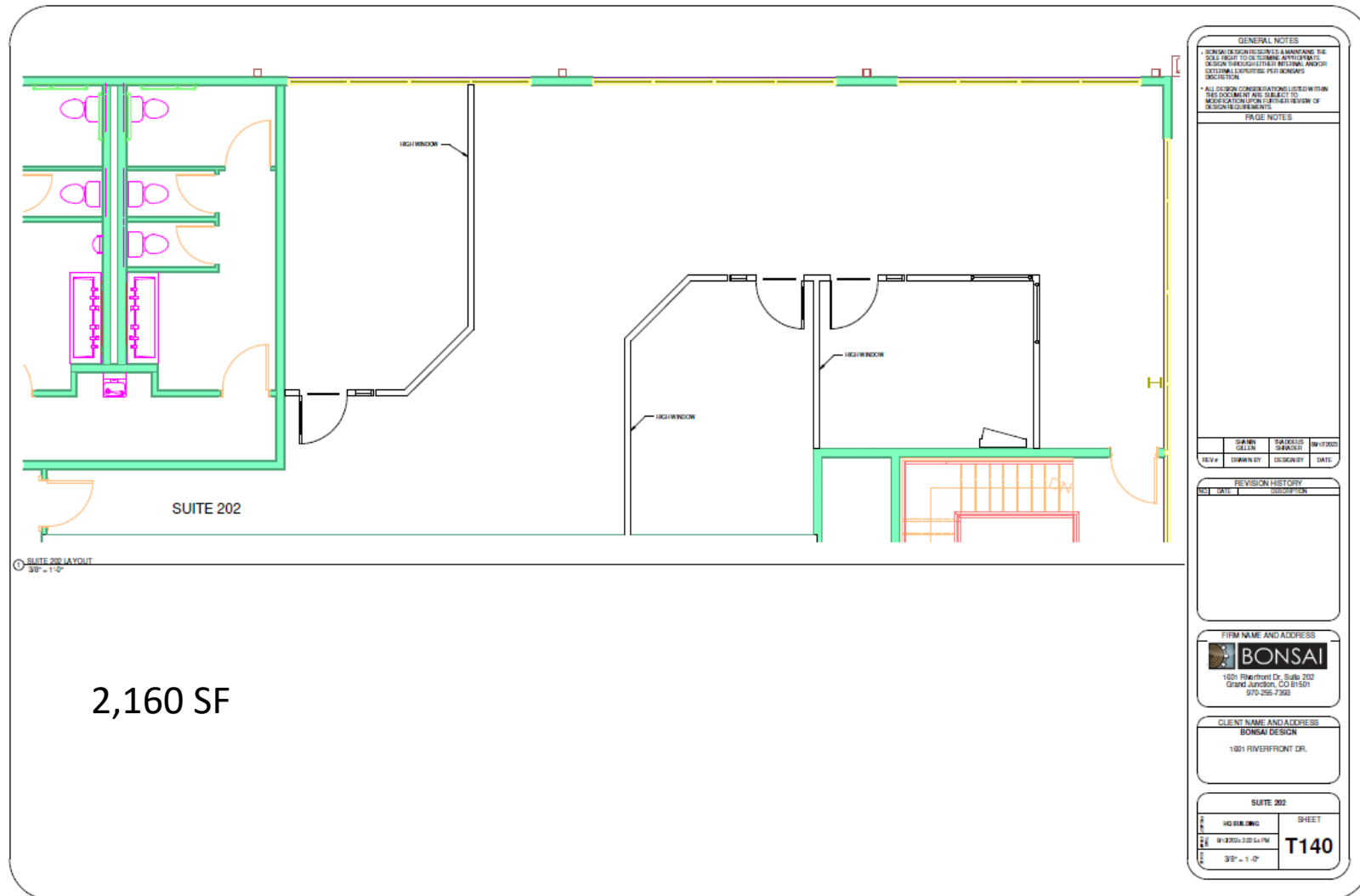
CLIENT NAME AND ADDRESS
BONSAI DESIGN
1021 THEFRONT DR.

SUITE 104
NO BUILDING
01/11/2024 10:40 AM
1021 THEFRONT DR.
T141

Suite 202 - \$3,420/MO + NNN

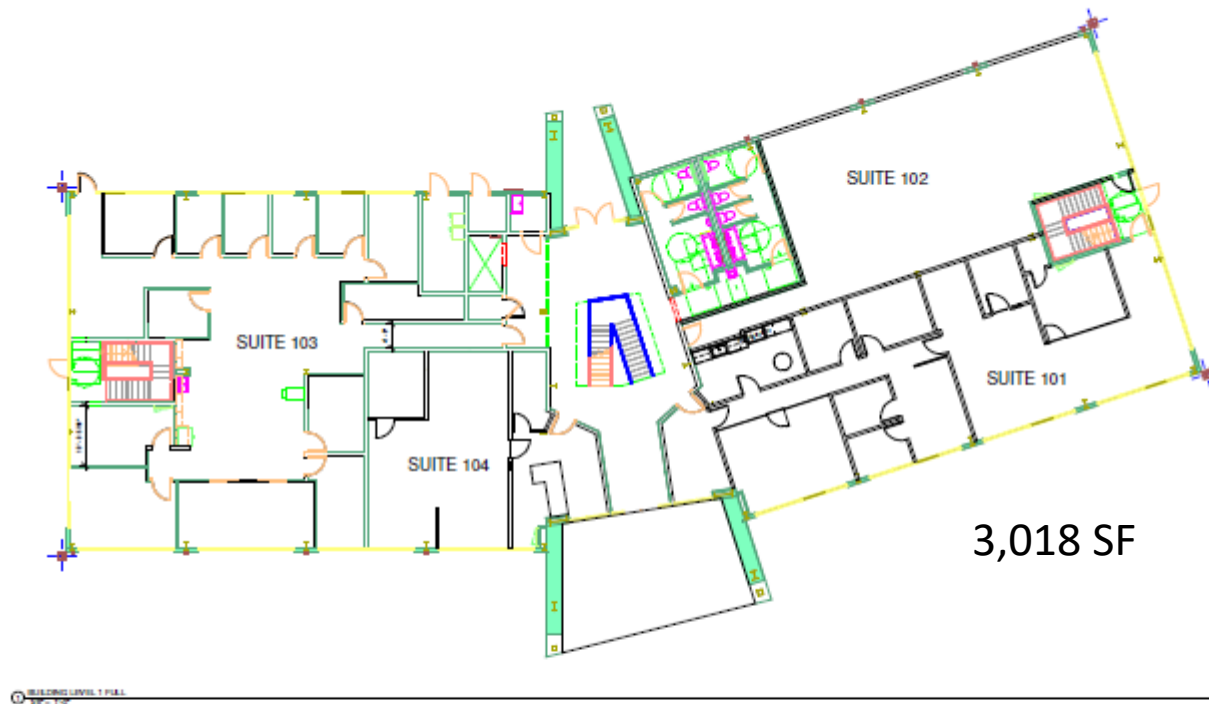


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GENERAL NOTES			
BONSAI DESIGN REQUESTED TO MAINTAIN THE EXISTING FLOOR FINISH, APPROXIMATE TO FINISH OF EXISTING FLOOR. SEE ARCHITECT DESCRIPTION.			
ALL DESIGN CONSIDERATIONS SHALL BE WITHIN THE SCOPE OF THE DESIGN. SEE ARCHITECT DESCRIPTION.			
PAGE NUMBER			
DATE	TIME	LOCATION	BY
10/10/2023	10:00 AM	1000000000	10/10/2023
PROVISIONS / HISTORY			
NO.	DATE	DESCRIPTION	
1	10/10/2023	1000000000	10/10/2023
FORM NAME: PROJECTS/001			
1001 1000000000 1001 1001 1001 1000000000 1001 1001 1001 1000000000 1001 1001			
FORM NAME AND ADDRESS			
BONSAI DESIGN			
1001 1000000000 1001 1001			
LEVEL 1 FLOOR PLAN			
1001 1001 1001 1001 1001 1001			1001 1001
1001 1001 1001 1001 1001 1001			1001 1001



Riverfront Drive Office Suites



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Bonsai Professional Office Suites



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