

# FOR LEASE

1111 S. 9<sup>th</sup> Street

FREESTANDING SHOP & OFFICE | GRAND JUNCTION



## OVERVIEW

- 4,188 SF shop & office space
- Overhead Door
- Fenced Yard
- Located near Las Colonias & Riverside Parkway

**OFFERED AT \$4200/mo + NNN**

Available  
March 1, 2026