



XCELIGENT[™]
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RETAIL MARKET REPORT

Northern Colorado

1st Quarter 2016

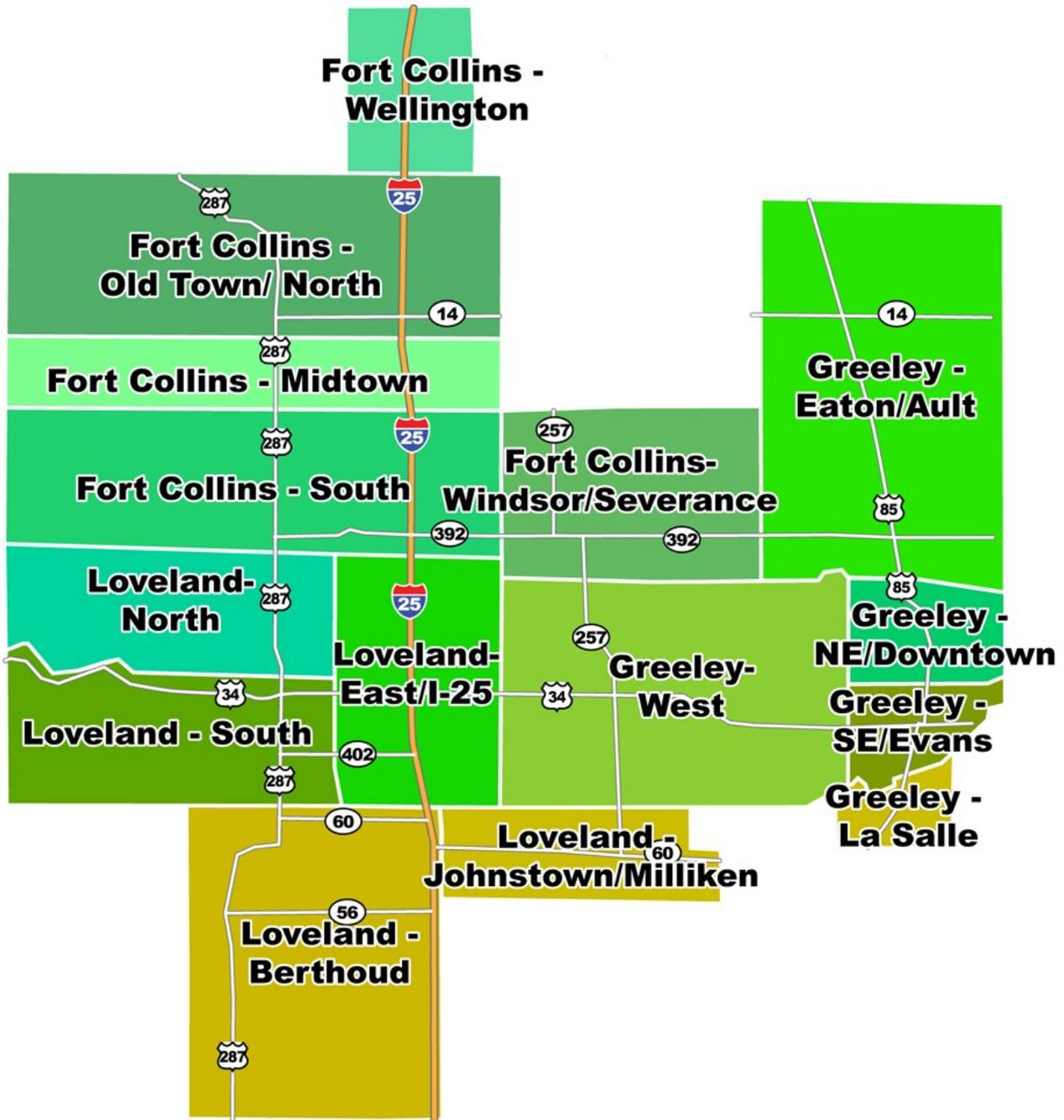


Xceligent is a leading provider of verified commercial real estate information which assists real estate professionals, appraisers, owners, investors and developers that make strategic decisions to lease, sell, buy and develop commercial properties.

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The Northern Colorado tracked set consists of an inventory of buildings considered to be competitive by the brokerage community. All buildings within the competitive tracked set have been reviewed and verified by members of the Advisory Boards for the market area.

Inventory	The total square feet of all existing single tenant, multi tenant and owner occupied retail properties greater than 10,000 SF.
Regional Ctr	400,000 - 800,000 SF with two or more anchors such as full-line, junior or discount department store, mass merchant or fashion apparel.
Community Ctr	200,000 - 400,000 SF; usually two or more anchors such as discount department store, home improvement, books, electronics, or apparel. May also include grocery or drug store anchor.
Neighborhood Ctr	50,000 - 200,000 SF; at least one anchor store, typically including grocery or drug store.
Conv/Strip Ctr	10,000+ SF; no dominant anchors; convenience oriented tenants.
Freestanding	20,000+ SF; consists of one building occupied by one major tenant.
Total Available SF	All of the available leasable space within a building, whether it is occupied or vacant, for direct lease or sublease space. Space can be available but not vacant, for example, if the landlord, or his agent, is marketing space that will be coming available at a future date because a tenant is planning to move.
Total Vacant SF	The total of all of the vacant square footage within a building, including both direct and sublease space.
Direct Vacant SF	The total of the vacant square footage in a building that is being marketed by an agent representing the landlord.
Sublease SF	Space that is offered for lease by a current tenant, or his agent, within a property. Whether the tenant is paying rent or not, the space is considered vacant only if it is unoccupied.
Net Absorption	The net change in physically occupied space from quarter to quarter, expressed in square feet.
Weighted Average Direct Lease Rate	The weighted average of all direct asking lease rates expressed as a triple net (NNN) rental rate and weighted on total direct available square feet. Non-net rates (such as Modified Gross) have been adjusted to reflect a triple net rate.



Overview

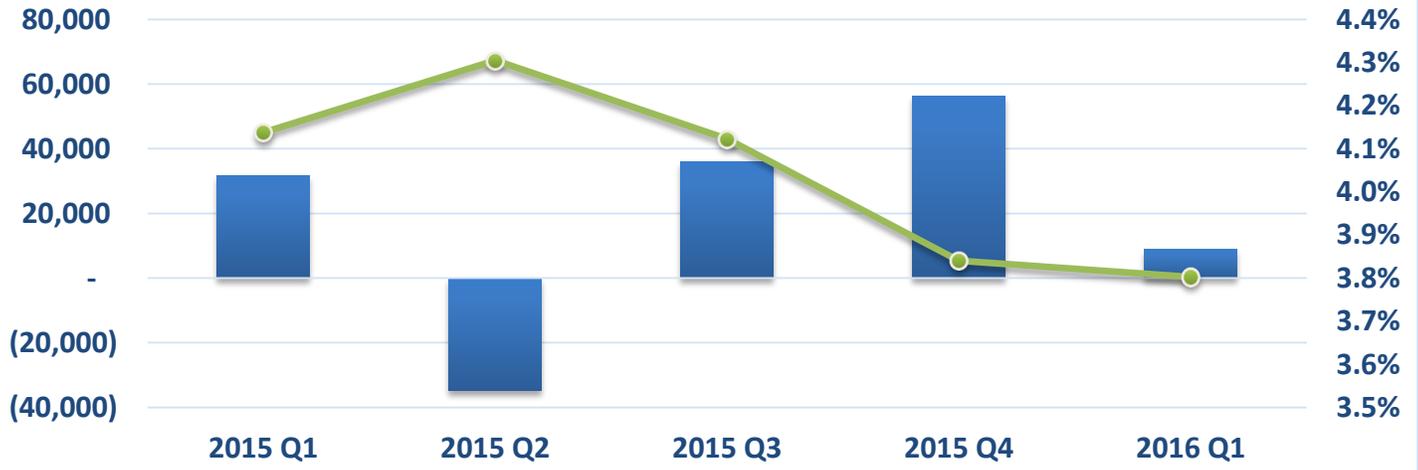
- Retail activity in the Northern Colorado area for the first quarter of 2016 posted a total of 8,816 square feet of net absorption.
- Class A and Class B type centers continue to have very little or no product available. Older and less desirable centers have space, but they are still difficult to lease. This has caused prospective tenants to look outside of the immediate area.
- Rental rates continue to trend upward as available supply dwindles.
- Most of the leasing activity during the first quarter of 2016 has been from tenants that are moving around the area. Due to lack of product, there has not been an influx of new businesses coming from outside the area.
- Landlords are wanting 5 to 7 year minimum lease terms and are offering very little concessions, if any.

	# of Bldgs	Inventory (SF)	Total Available (SF)	Total Vacant (SF)	Total Vacancy Rate (%)	Total Quarterly Net Absorption (SF)	YTD Total Net Absorption (SF)
Neighborhood Ctr	40	1,104,391	171,305	114,775	10.4%	7,877	7,877
Conv/Strip Ctr	283	3,912,858	225,750	139,844	3.6%	3,196	3,196
Power Ctr	55	2,574,897	118,447	114,390	4.4%	(3,519)	(3,519)
General	516	4,877,329	168,276	122,222	2.5%	1,262	1,262
Freestanding	182	5,216,489	256,687	98,699	1.9%	0	0
Community Ctr	24	1,308,697	80,430	28,876	2.2%	0	0
Regional Ctr	3	967,819	142,717	140,224	14.5%	0	0
Grand Total	1,103	19,962,480	1,163,612	759,030	3.8%	8,816	8,816

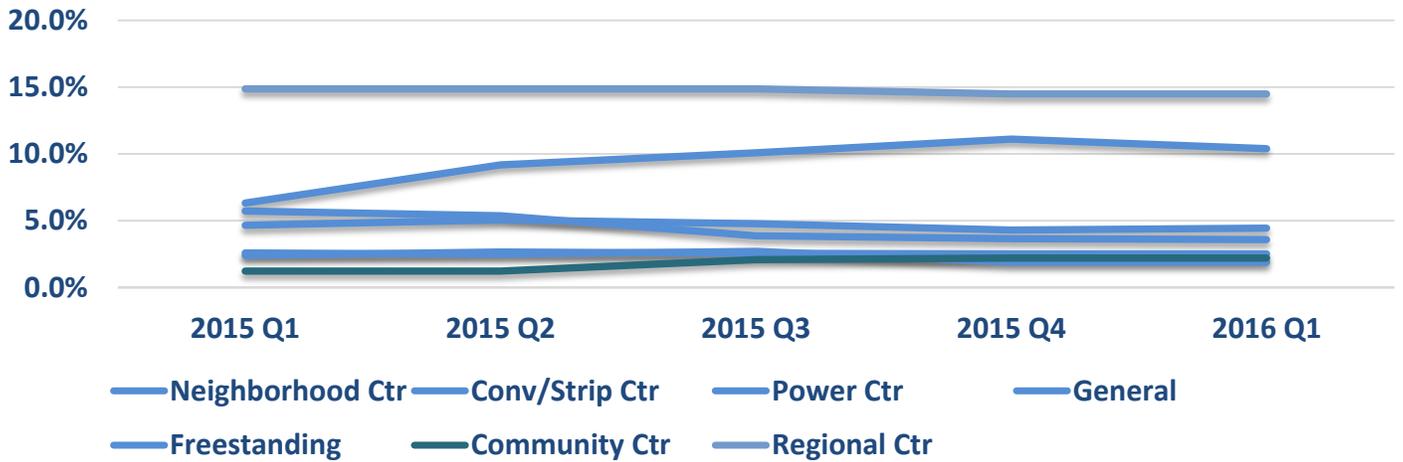
	# of Bldgs	Inventory (SF)	Sum of Direct Available SF	Direct Vacant (SF)	Direct Vacancy Rate (%)	Direct Quarterly Net Absorption (SF)	YTD Direct Net Absorption (SF)
Neighborhood Ctr	40	1,104,391	94,125	88,825	8.0%	7,877	7,877
Conv/Strip Ctr	283	3,912,858	213,396	139,844	3.6%	3,196	3,196
Power Ctr	55	2,574,897	114,935	112,271	4.4%	-1,400	-1,400
General	516	4,877,329	165,987	119,933	2.5%	1,262	1,262
Freestanding	182	5,216,489	128,537	98,699	1.9%	0	0
Community Ctr	24	1,308,697	80,430	28,876	2.2%	0	0
Regional Ctr	3	967,819	142,717	140,224	14.5%	0	0
Grand Total	1,103	19,962,480	940,127	728,672	3.7%	10,935	10,935

	# of Bldgs	Inventory (SF)	Available Sublease (SF)	Sublease Vacant (SF)	Sublease Vacancy Rate (%)	Sublease Quarterly Absorption (SF)	YTD Sublease Net Absorption (SF)
Neighborhood Ctr	40	1,104,391	77,180	25,950	2.3%	-	-
Conv/Strip Ctr	283	3,912,858	12,354	-	0.0%	-	-
Power Ctr	55	2,574,897	3,512	2,119	0.1%	(2,119)	(2,119)
General	516	4,877,329	2,289	2,289	0.0%	-	-
Freestanding	182	5,216,489	128,150	-	0.0%	-	-
Community Ctr	24	1,308,697	-	-	0.0%	-	-
Regional Ctr	3	967,819	-	-	0.0%	-	-
Grand Total	1,103	19,962,480	223,485	30,358	0.2%	(2,119)	(2,119)

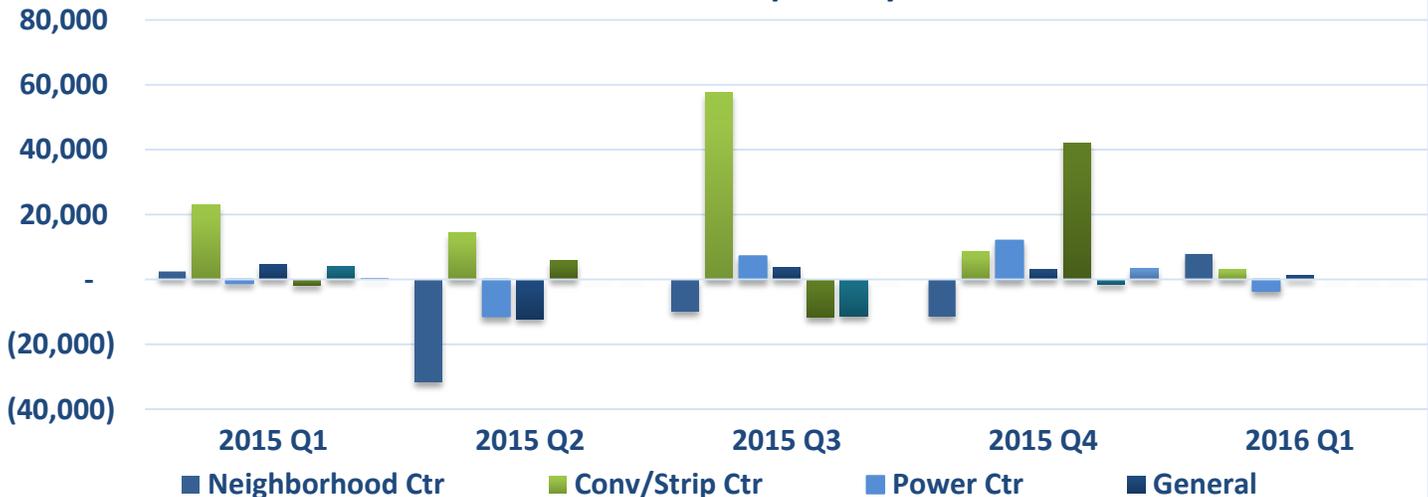
Historical Vacancy Rate & Net Absorption



Historical Vacancy Rates by Use



Historical Net Absorption by Use



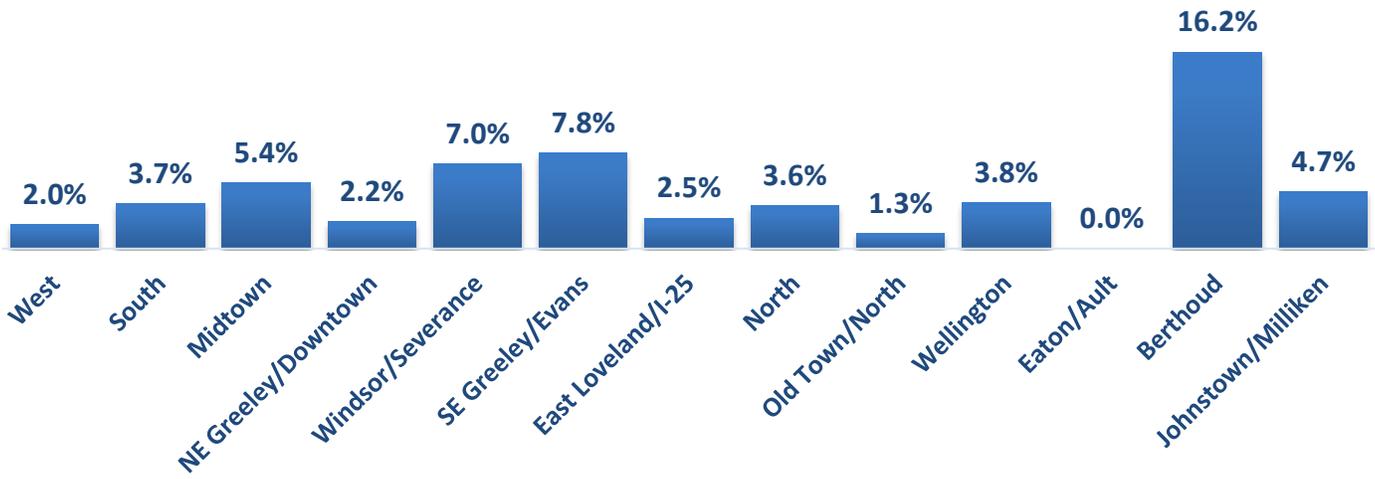
	# of Bldgs	Inventory (SF)	Total Vacant (SF)	Sublease Vacant (SF)	Vacancy Rate (%)	Total Quarterly Absorption	YTD Total Net Absorption (SF)
West	103	2,177,975	43,995	-	2.0%	-	-
Neighborhood Ctr	2	81,055	-	-	0.0%	-	-
Conv/Strip Ctr	21	214,867	9,873	-	4.6%	-	-
Power Ctr	7	730,936	4,800	-	0.7%	-	-
General	57	655,612	29,322	-	4.5%	-	-
Freestanding	16	495,505	-	-	0.0%	-	-
South	245	5,386,216	201,125	2,289	3.7%	11,893	11,893
Neighborhood Ctr	12	286,648	21,338	-	7.4%	10,277	10,277
Conv/Strip Ctr	56	838,979	22,206	-	2.6%	3,195	3,195
Power Ctr	15	739,935	10,919	-	1.5%	(2,841)	(2,841)
General	97	1,037,045	40,272	2,289	3.9%	1,262	1,262
Freestanding	52	1,723,808	92,119	-	5.3%	-	-
Community Ctr	12	690,118	7,817	-	1.1%	-	-
Regional Ctr	1	69,683	6,454	-	9.3%	-	-
Midtown	124	2,574,402	139,214	28,069	5.4%	(4,718)	(4,718)
Neighborhood Ctr	7	165,359	33,802	25,950	20.4%	(2,400)	(2,400)
Conv/Strip Ctr	55	691,363	23,287	-	3.4%	(199)	(199)
Power Ctr	10	507,052	76,825	2,119	15.2%	(2,119)	(2,119)
General	32	202,216	-	-	0.0%	-	-
Freestanding	15	342,152	3,700	-	1.1%	-	-
Community Ctr	4	272,946	1,600	-	0.6%	-	-
Regional Ctr	1	393,314	-	-	0.0%	-	-
NE Greeley/Downtown	105	1,114,320	24,403	-	2.2%	1,441	1,441
Neighborhood Ctr	2	19,451	-	-	0.0%	-	-
Conv/Strip Ctr	13	127,614	5,476	-	4.3%	-	-
Power Ctr	2	82,650	7,383	-	8.9%	1,441	1,441
General	66	576,637	11,544	-	2.0%	-	-
Freestanding	22	307,968	-	-	0.0%	-	-
Windsor/Severance	52	485,547	34,008	-	7.0%	1,400	1,400
Neighborhood Ctr	1	5,800	-	-	0.0%	-	-
Conv/Strip Ctr	23	218,217	31,432	-	14.4%	1,400	1,400
General	27	247,042	2,576	-	1.0%	-	-
Freestanding	1	14,488	-	-	0.0%	-	-
SE Greeley/Evans	105	2,254,621	176,421	-	7.8%	-	-
Neighborhood Ctr	5	136,182	13,964	-	10.3%	-	-
Conv/Strip Ctr	24	379,657	8,610	-	2.3%	-	-
Power Ctr	1	39,654	6,446	-	16.3%	-	-
General	56	436,432	10,751	-	2.5%	-	-
Freestanding	17	670,600	2,880	-	0.4%	-	-
Community Ctr	1	87,274	-	-	0.0%	-	-
Regional Ctr	1	504,822	133,770	-	26.5%	-	-
East Loveland/I-25	94	2,233,430	56,146	-	2.5%	-	-
Neighborhood Ctr	2	80,996	15,336	-	18.9%	-	-
Conv/Strip Ctr	19	548,495	27,429	-	5.0%	-	-
Power Ctr	15	242,247	8,017	-	3.3%	-	-
General	47	698,862	5,364	-	0.8%	-	-
Freestanding	10	528,776	-	-	0.0%	-	-
Community Ctr	1	134,054	-	-	0.0%	-	-

	# of Bldgs	Inventory (SF)	Total Vacant (SF)	Sublease Vacant (SF)	Vacancy Rate (%)	Total Quarterly Absorption	YTD Total Net Absorption (SF)
North	49	876,993	31,191	-	3.6%	-	-
Conv/Strip Ctr	9	95,852	5,210	-	5.4%	-	-
Power Ctr	3	151,017	-	-	0.0%	-	-
General	25	281,925	6,522	-	2.3%	-	-
Freestanding	8	275,894	-	-	0.0%	-	-
Community Ctr	4	72,305	19,459	-	26.9%	-	-
Old Town/North	193	2,590,427	32,900	-	1.3%	(1,200)	(1,200)
Neighborhood Ctr	6	251,396	13,146	-	5.2%	-	-
Conv/Strip Ctr	61	767,881	6,321	-	0.8%	(1,200)	(1,200)
Power Ctr	2	81,406	-	-	0.0%	-	-
General	87	639,478	13,433	-	2.1%	-	-
Freestanding	35	798,266	-	-	0.0%	-	-
Community Ctr	2	52,000	-	-	0.0%	-	-
Wellington	10	81,017	3,050	-	3.8%	-	-
Neighborhood Ctr	1	32,472	3,050	-	9.4%	-	-
General	7	20,671	-	-	0.0%	-	-
Freestanding	2	27,874	-	-	0.0%	-	-
Eaton/Ault	1	9,000	-	-	0.0%	-	-
General	1	9,000	-	-	0.0%	-	-
Berthoud	11	71,360	11,531	-	16.2%	-	-
Neighborhood Ctr	1	28,950	9,093	-	31.4%	-	-
General	7	36,044	2,438	-	6.8%	-	-
Freestanding	3	6,366	-	-	0.0%	-	-
Johnstown/Milliken	11	107,172	5,046	-	4.7%	-	-
Neighborhood Ctr	1	16,082	5,046	-	31.4%	-	-
Conv/Strip Ctr	2	29,933	-	-	0.0%	-	-
General	7	36,365	-	-	0.0%	-	-
Freestanding	1	24,792	-	-	0.0%	-	-
Grand Total	1,103	19,962,480	759,030	30,358	3.8%	8,816	8,816

	Vacancy Rate %					Average Direct Asking Rate (NNN)				
	2015 Q1	2015 Q2	2015 Q3	2015 Q4	2016 Q1	2015 Q1	2015 Q2	2015 Q3	2015 Q4	2016 Q1
West	2.4%	2.4%	2.3%	2.0%	2.0%	\$15.55	\$15.68	\$13.96	\$12.08	\$12.08
Neighborhood Ctr	-	-	-	-	-	-	-	-	-	-
Conv/Strip Ctr	3.1%	4.6%	4.6%	4.6%	4.6%	\$14.50	\$14.50	\$14.50	\$12.14	\$12.14
Power Ctr	1.3%	1.3%	0.9%	0.7%	0.7%	\$18.56	\$18.56	\$14.50	\$12.00	\$12.00
General	5.2%	4.8%	4.7%	4.5%	4.5%	\$13.31	\$13.35	\$13.17	\$12.00	\$12.00
Freestanding	0.4%	0.4%	0.4%	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
South	3.3%	3.8%	4.0%	3.9%	3.7%	\$17.08	\$16.75	\$16.22	\$14.98	\$18.52
Neighborhood Ctr	3.0%	5.3%	10.5%	11.0%	7.4%	\$13.04	\$15.14	\$13.41	\$13.00	\$13.00
Conv/Strip Ctr	3.0%	3.4%	3.0%	3.0%	2.6%	\$17.63	\$15.91	\$17.15	\$15.29	\$15.82
Power Ctr	1.3%	1.0%	1.1%	1.1%	1.5%	\$25.32	\$28.00	\$13.00	\$13.00	\$13.00
General	3.5%	5.1%	3.8%	3.9%	3.9%	\$16.56	\$17.07	\$17.50	\$16.85	\$29.12
Freestanding	4.7%	4.7%	5.3%	5.3%	5.3%	-	-	-	-	-
Community Ctr	1.2%	1.2%	1.1%	1.1%	1.1%	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00
Regional Ctr	14.4%	14.4%	14.4%	9.3%	9.3%	\$16.00	\$15.00	\$15.00	\$15.00	\$15.00
Midtown	4.9%	5.0%	5.1%	5.2%	5.4%	\$14.38	\$16.48	\$14.34	\$15.41	\$13.08
Neighborhood Ctr	20.9%	20.9%	19.0%	19.0%	20.4%	-	-	\$6.00	\$6.00	\$7.86
Conv/Strip Ctr	3.4%	2.3%	3.2%	3.3%	3.4%	\$14.54	\$17.69	\$17.10	\$17.10	\$13.82
Power Ctr	12.0%	14.7%	14.7%	14.7%	15.2%	\$14.49	\$14.21	\$14.10	\$14.10	\$14.10
General	-	-	-	-	-	\$12.00	-	-	-	-
Freestanding	2.2%	1.1%	1.1%	1.1%	1.1%	-	-	-	-	-
Community Ctr	-	-	-	0.6%	0.6%	-	-	-	\$25.50	\$25.50
Regional Ctr	-	-	-	-	-	-	-	-	-	-
NE Greeley/ Downtown	6.8%	6.7%	6.7%	2.3%	2.2%	\$7.37	\$8.27	\$8.21	\$10.00	\$10.00
Neighborhood Ctr	-	-	-	-	-	-	-	-	-	-
Conv/Strip Ctr	4.3%	4.3%	4.3%	4.3%	4.3%	\$11.05	-	-	-	-
Power Ctr	30.7%	29.2%	26.3%	10.7%	8.9%	\$10.00	\$11.08	\$11.18	\$10.00	\$10.00
General	1.5%	1.5%	2.0%	2.0%	2.0%	-	-	-	-	-
Freestanding	11.8%	11.8%	11.8%	-	-	\$6.00	\$6.00	\$6.00	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Windsor/Severance	14.0%	9.4%	7.5%	7.3%	7.0%	\$12.20	\$12.71	\$13.55	\$12.95	\$12.95
Neighborhood Ctr	-	-	-	-	-	-	-	-	-	-
Conv/Strip Ctr	30.1%	19.8%	15.5%	15.0%	14.4%	\$12.21	\$12.75	\$13.68	\$13.04	\$13.04
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	1.0%	1.0%	1.0%	1.0%	1.0%	\$12.00	\$12.00	\$12.00	\$12.00	\$12.00
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
SE Greeley/Evans	9.7%	10.1%	8.1%	7.8%	7.8%	\$8.12	\$8.69	\$8.27	\$8.19	\$8.18
Neighborhood Ctr	5.3%	12.6%	9.9%	10.3%	10.3%	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00
Conv/Strip Ctr	14.0%	14.2%	3.3%	2.3%	2.3%	\$7.87	\$7.75	\$11.29	\$12.33	\$12.12
Power Ctr	16.3%	16.3%	16.3%	16.3%	16.3%	-	-	-	-	-
General	3.1%	3.1%	3.1%	2.5%	2.5%	\$8.00	\$10.90	\$10.90	\$10.90	\$10.90
Freestanding	0.7%	0.4%	0.4%	0.4%	0.4%	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	\$6.75	\$6.75	\$6.75
Regional Ctr	26.5%	26.5%	26.5%	26.5%	26.5%	-	-	-	-	-
East Loveland/I-25	1.8%	2.5%	2.4%	2.5%	2.5%	\$22.99	\$25.15	\$23.30	\$24.00	\$23.30
Neighborhood Ctr	-	18.9%	18.9%	18.9%	18.9%	-	-	-	-	-
Conv/Strip Ctr	5.0%	5.0%	5.0%	5.0%	5.0%	\$22.00	\$22.00	\$22.00	-	\$22.00
Power Ctr	2.7%	2.7%	2.2%	3.3%	3.3%	\$24.00	\$26.00	\$24.00	\$24.00	\$24.00
General	0.8%	0.8%	0.8%	0.8%	0.8%	\$22.00	-	-	-	-
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-

	Vacancy Rate %					Average Direct Asking Rate (NNN)				
	2015 Q1	2015 Q2	2015 Q3	2015 Q4	2016 Q1	2015 Q1	2015 Q2	2015 Q3	2015 Q4	2016 Q1
North	2.4%	2.9%	4.1%	3.6%	3.6%	\$17.67	\$18.87	\$15.49	\$14.14	\$14.14
Neighborhood Ctr	-	-	-	-	-	-	-	-	-	-
Conv/Strip Ctr	6.6%	11.4%	10.2%	5.4%	5.4%	\$16.69	\$18.71	\$16.45	\$24.00	\$24.00
Power Ctr	1.2%	1.2%	-	-	-	-	-	-	-	-
General	1.7%	1.7%	2.3%	2.3%	2.3%	\$22.69	\$22.69	\$17.00	\$17.00	\$17.00
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	10.7%	10.7%	26.9%	26.9%	26.9%	\$16.57	\$16.64	\$14.86	\$12.25	\$12.25
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Old Town/North	1.0%	1.1%	1.0%	1.2%	1.3%	\$14.25	\$17.31	\$16.95	\$22.33	\$22.89
Neighborhood Ctr	1.3%	1.3%	1.3%	5.2%	5.2%	-	-	\$16.50	\$26.77	\$26.77
Conv/Strip Ctr	1.5%	1.9%	0.7%	0.7%	0.8%	\$15.96	\$20.72	\$14.49	\$15.58	\$18.09
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	1.4%	1.1%	2.1%	2.1%	2.1%	\$12.29	\$8.50	\$21.18	\$21.18	\$20.77
Freestanding	0.5%	0.5%	0.5%	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Wellington	3.8%	3.8%	3.8%	3.8%	3.8%	\$12.00	-	-	-	-
Neighborhood Ctr	9.4%	9.4%	9.4%	9.4%	9.4%	\$12.00	-	-	-	-
Conv/Strip Ctr	-	-	-	-	-	-	-	-	-	-
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	-	-	-	-	-	-	-	-	-	-
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Eaton/Ault	-	-	-	-	-	-	-	-	-	-
Neighborhood Ctr	-	-	-	-	-	-	-	-	-	-
Conv/Strip Ctr	-	-	-	-	-	-	-	-	-	-
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	-	-	-	-	-	-	-	-	-	-
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Berthoud	14.5%	14.5%	16.8%	16.2%	16.2%	\$14.50	\$14.50	\$14.50	\$14.50	\$14.50
Neighborhood Ctr	27.2%	27.2%	33.0%	31.4%	31.4%	\$14.50	\$14.50	\$14.50	\$14.50	\$14.50
Conv/Strip Ctr	-	-	-	-	-	-	-	-	-	-
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	6.8%	6.8%	6.8%	6.8%	6.8%	-	-	-	-	-
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Johnstown/Milliken	4.7%	4.7%	4.7%	4.7%	4.7%	-	-	-	-	-
Neighborhood Ctr	31.4%	31.4%	31.4%	31.4%	31.4%	-	-	-	-	-
Conv/Strip Ctr	-	-	-	-	-	-	-	-	-	-
Power Ctr	-	-	-	-	-	-	-	-	-	-
General	-	-	-	-	-	-	-	-	-	-
Freestanding	-	-	-	-	-	-	-	-	-	-
Community Ctr	-	-	-	-	-	-	-	-	-	-
Regional Ctr	-	-	-	-	-	-	-	-	-	-
Grand Total	4.1%	4.3%	4.1%	3.8%	3.8%	\$12.91	\$13.39	\$12.54	\$13.31	\$14.01

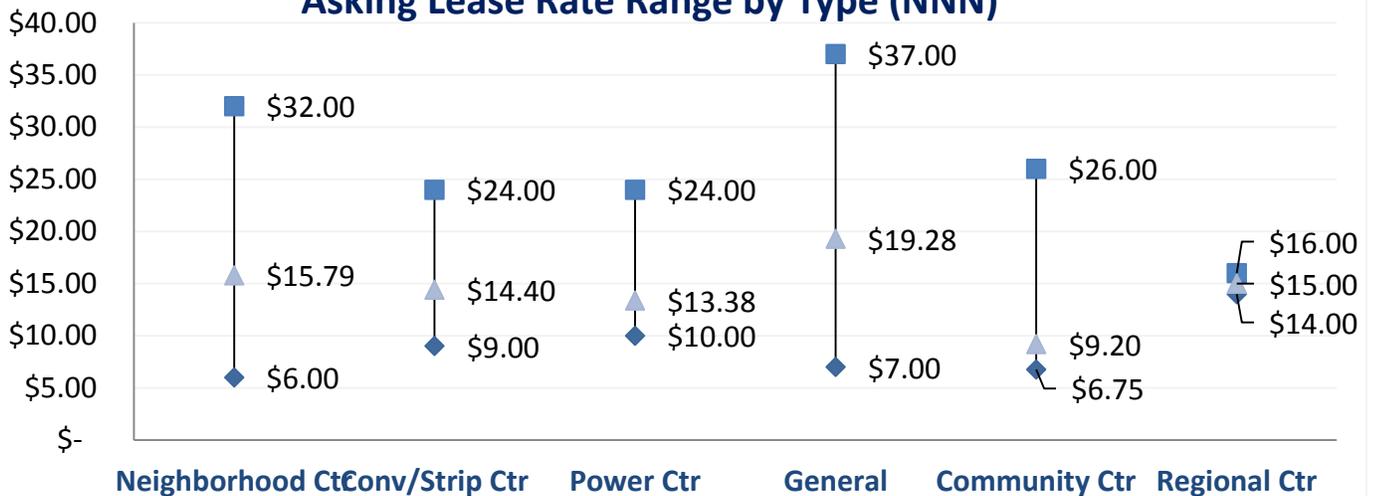
Vacancy Rate by Submarket

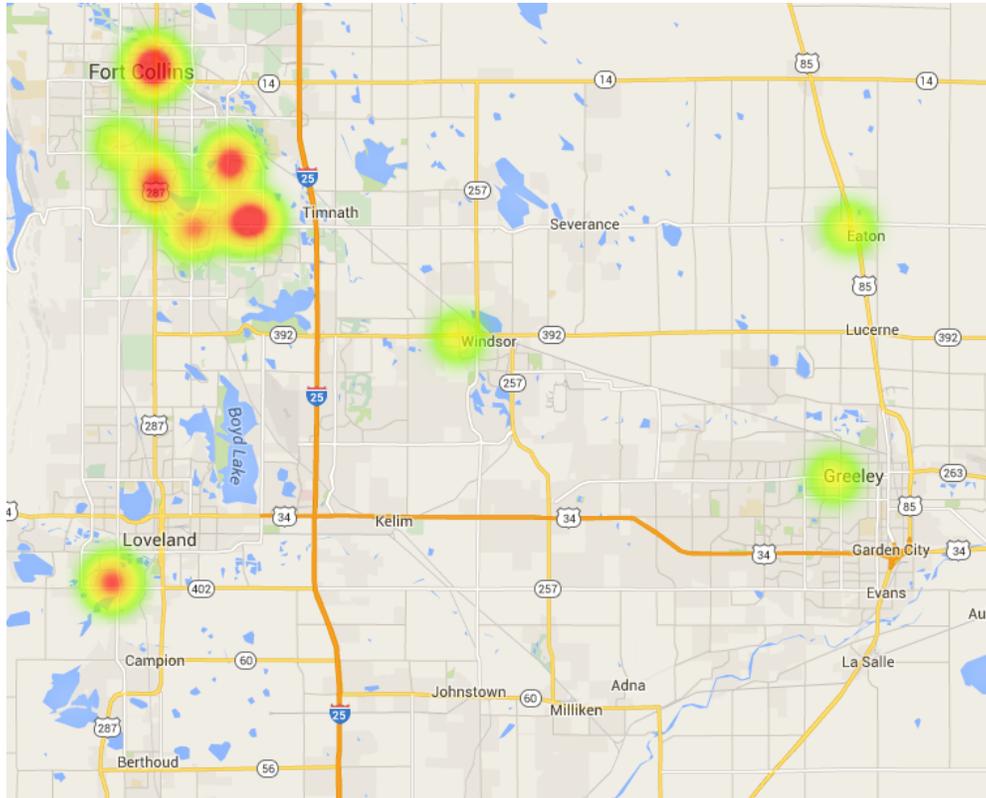


Average Asking Rates by Submarket (NNN)



Asking Lease Rate Range by Type (NNN)



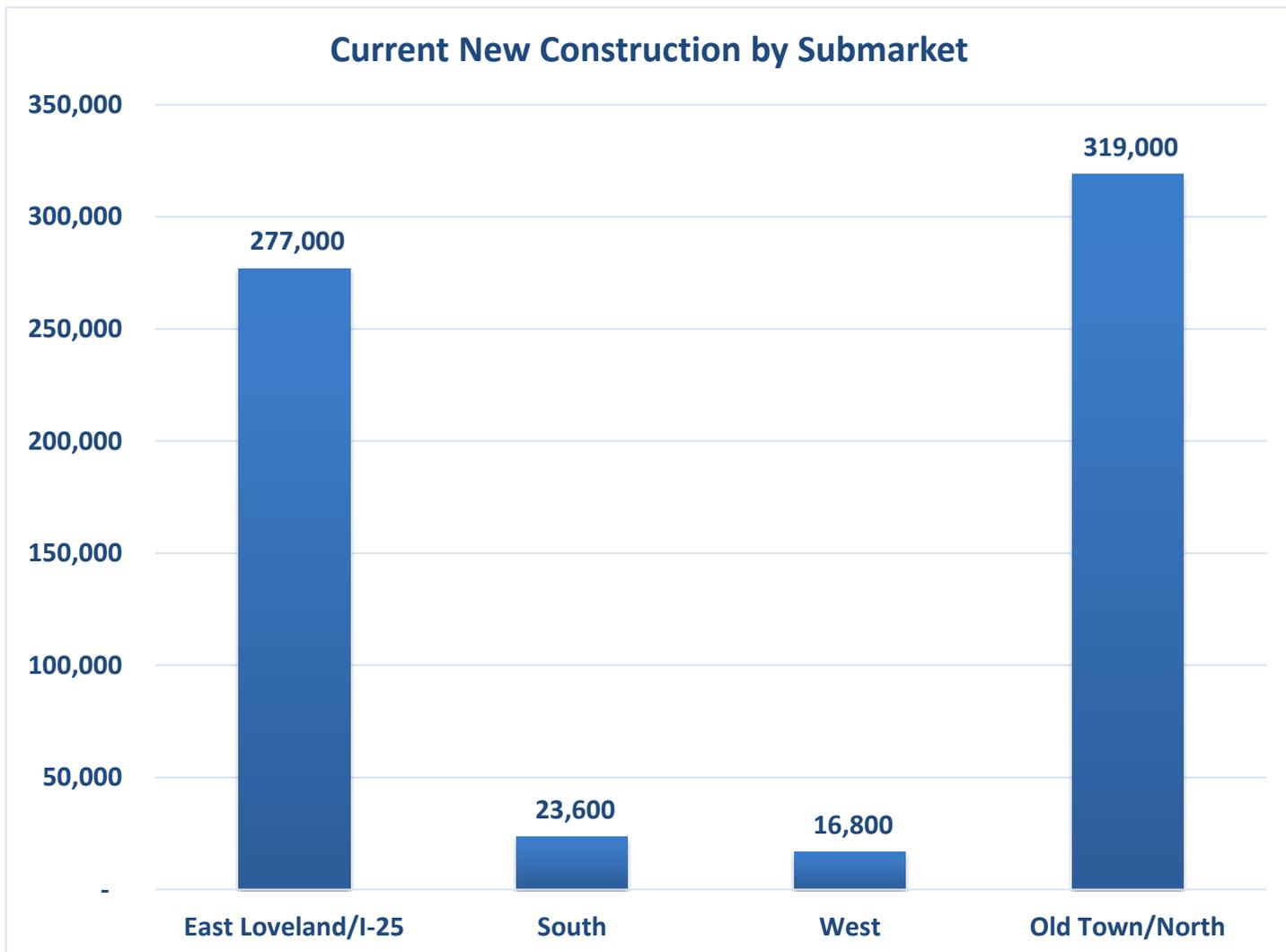


Largest Absorption Changes

Property Name	SF Occupied or Vacated	Tenant Name	Submarket	Specific Use
McKee Meadows Shopping Center	23,300	Planet Fitness	South	Freestanding
Harmony Safway Marketplace	6,500	Ironside Athletics	South	Neighborhood Center
Thompson Valley Towne Center	5,531	Anytime Fitness	South	Neighborhood Center
3531 S College Ave	2,626	Kriser's Feeding Pets for Life	Midtown	Convenience/Strip Center
Fort Collins Market Place	(1,754)	Positano's	South	Neighborhood Center
University Center	(2,119)	Santasha Spa	Midtown	Power Center
First National Bank Plaza	(2,400)	First Care Family Physicians	Midtown	Neighborhood Center
The Pavillion	(2,841)	Verizon Wireless	South	Anchored Strip Center
Thunderbird Shopping Center	(4,000)	Advanced Auto Parts	Midtown	Convenience/Strip Center

Top Transactions

Property Name	Sale Price	SF Sold	Buyer	Seller	Submarket	Specific Use
33 NW Frontage Rd	\$4,461,600	22,398	NLA Fort Collins LLC	Drake Larimer Partners LLC	Old Town/North	Freestanding - Big Box
220-224 Linden St	\$3,550,000	13,339	Two Twenty LLC	Astride A Starship LLC	Old Town/North	General
425 S College Ave	\$3,250,000	25,810	425SC LLC	Wells Fargo Bank NA	Old Town/North	Freestanding
Del Taco	\$1,900,000	2,486	Neolithic LLC	F & P Venture LLC	SE Greeley/Evans	Restaurant - Fast
Safeway	\$1,725,000	36,363	City of Greeley Colorado	Safeway Inc	NE Greeley/Downtown	Freestanding - Big Box
McKee Meadows Shopping Center	\$1,650,000	23,300	1453 East Eisenhower LLC	Ridge Development Co	South	Freestanding



Northern Colorado	
Brinkman Commercial	Josh Guernsey
CBRE	Peter Kast
Chrisland Commercial RE	Jake Hallauer Ryan Schaefer
Cushman & Wakefield	Jared Goodman Nate Heckel
LC Real Estate Group	Nate Klein
RealTec	Mark Bradley Ron Kuehl
Sperry Van Ness	Steve Kawulok
The Group Inc.	Craig Hau
Wheeler Management Group	Jim Vetting
WW Reynolds	Terri Hanna

This information has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy. **For more information, please contact :**

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