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Nutrien Ag Solutions expands in Centerra

Nutrien Ag Solutions recently expanded into an additional 9,800 square feet of office space at 2695 Rocky Mountain Ave. in Centerra. With Mears Group Inc. moving into 4,100 sf in May, the 39,000-sf building is 100 percent leased.



Ron Kuehl

"Centerra continues to attract top companies in Northern Colorado who recognize the value of its location and appreciate the rich amenities of this master-planned community," said Ron Kuehl, commercial broker and partner at Realtec Loveland.

Kuehl and Jamie Globelnik, also of Realtec Loveland, represented the owner, MJB RV2 LLC, in the lease transactions.

Nutrien is the world's largest provider of crop inputs and services, operating throughout the United States, Canada, South America and Australia. Its Loveland staff has grown to more than 900 since its wholly owned subsidiary, Crop Production Services, opened the first office at Centerra in 2010.

According to Kuehl, the Centerra submarket, which has approximately 1.2 million sf in 42 buildings, currently has an office vacancy rate of 10.6%, which is higher than the rest of the Northern Colorado market.



"The vacancy in the Centerra submarket is higher than normal due to three new office buildings being constructed in the last four years," he explained. "We expect vacancy rates should revert back to the norm in the near future as it has already been a very active spring." ▲