



FOR LEASE

8120 Sheridan Blvd - Office Space For Lease

8120 Sheridan Blvd | Westminster, CO 80003



PROPERTY BROCHURE

CONTACT:

BRIAN MCKERNAN

SENIOR BROKER ASSOCIATE

720.881.6337

bmckernan@uniqueprop.com

UNIQUE PROPERTIES

400 S. BROADWAY

DENVER, CO 80209

(p) 303.321.5888

(f) 303.321.5889

WWW.UNIQUEPROP.COM



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OFFERING SUMMARY

Available SF:	128 - 1,093 SF
Lease Rate:	\$16.00 - 16.50 SF/yr (MG)
Lot Size:	2.0 Acres
Building Size:	45,379 SF
Building Class:	C
Year Built:	1981
Renovated:	2011
Market:	Denver Northwest

PROPERTY OVERVIEW

Sheridan 81 Professional Center offers tenants the most affordable monthly lease rates in the Northwest Submarket. The property has been completely renovated and features quality Professional Office and Medical Office Suites. Several of the turnkey suites are ready for occupancy while the experienced, responsive owner can customize space for a new Tenant's needs. Sheridan 81 Professional Center is well located in the Denver Metro's Northwest Submarket, provides quick access to US-36 (Denver-Boulder Turnpike) at Sheridan Boulevard and is convenient to area retail amenities and services including restaurants, banking, retail shopping, personal services and lodging.

PROPERTY HIGHLIGHTS

- Quality, professional space at the most affordable monthly lease rates
- Plug & Play, clean, well-kept suites
- Complete renovation: new roofs, new parking lot, new common areas
- Quick access to the Denver-Boulder Turnpike (US-36)

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