



2001 E 74th Ave, Denver, CO 80229

Warehouse Space For Lease

FOR LEASE

PROPERTY HIGHLIGHTS

- Storage Mezzanine Above Offices
- Property Located in Enterprise Zone
- Unincorporated Adams County
- Clearspan Warehouse



AVAILABLE: UNITS:

2001 F: 1,050 SF

2001 D: 2,100 SF

LEASE RATE: \$15.00/SF NNN

For More Information, Contact:

Steve Fletcher | *Industrial Specialist*

(720) 320-0366

steve@grubercre.com

PROPERTY DETAILS

- **CAM Expenses:** \$6.25/SF
- **Loading:** Grade Level Loading
- **Year Built:** 1994
- **Zoning:** P.U.D/I-1
- **County:** Unic. Adams County
- **Ceiling Height:** 15'-19'



AERIAL

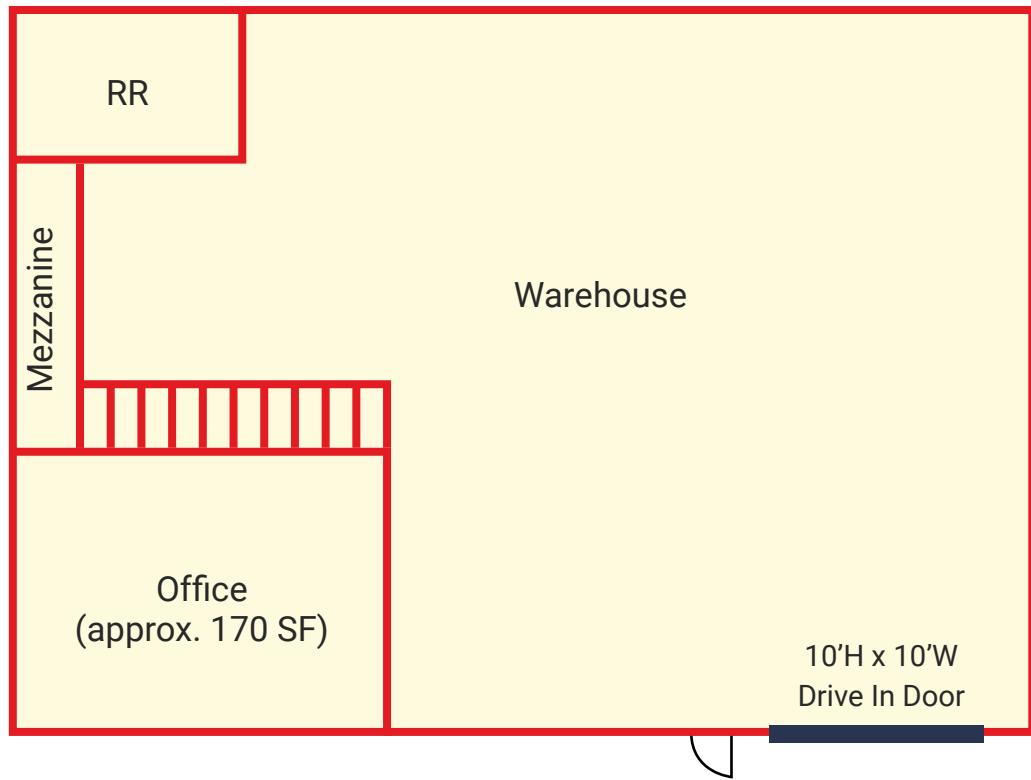


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Gruber
COMMERCIAL REAL ESTATE

**UNIT 2001 F
FLOOR PLAN**



**UNIT 2001 D
FLOOR PLAN**

