

## FOR LEASE

# RESOLUTE res-o-lute: firmly determined

### 3155 Chambers Rd. Aurora, CO 80011

#### **BUILDING DETAILS**

Unit F`` 4,454 SF

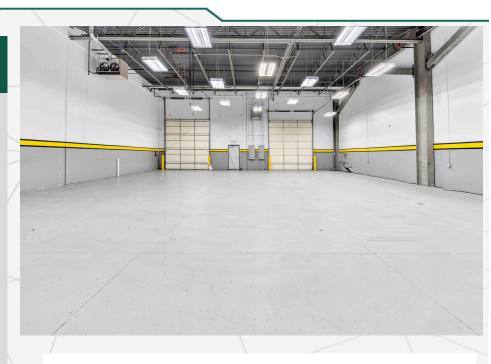
Lease Rate \$11NNN

OpEx \$11.33 / PSF

Clear Height 23'

Zoning M-I

Sprinklers Wet System





- 3 Blocks South of I-70
- Retail with Warehouse Space
- Outside Storage Yard Included
- Excellent Visibility
- 2 Drive-in Doors



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#### **DESCRIPTION**

Commerce Center III is a for lease commercial development, which consists of a 52,920 SF building. The project features drive-up overhead doors, fenced storage, 23' clear height, as well as frontage access to Chambers Rd. This development is uniquely designed to allow for office, industrial, or retail use. Current buildout in Suite F includes one restroom, front showroom, waiting area with kitchenette, and rear warehouse with two drive in doors.



Accountability · Integrity · Family · Teamwork · Fun

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