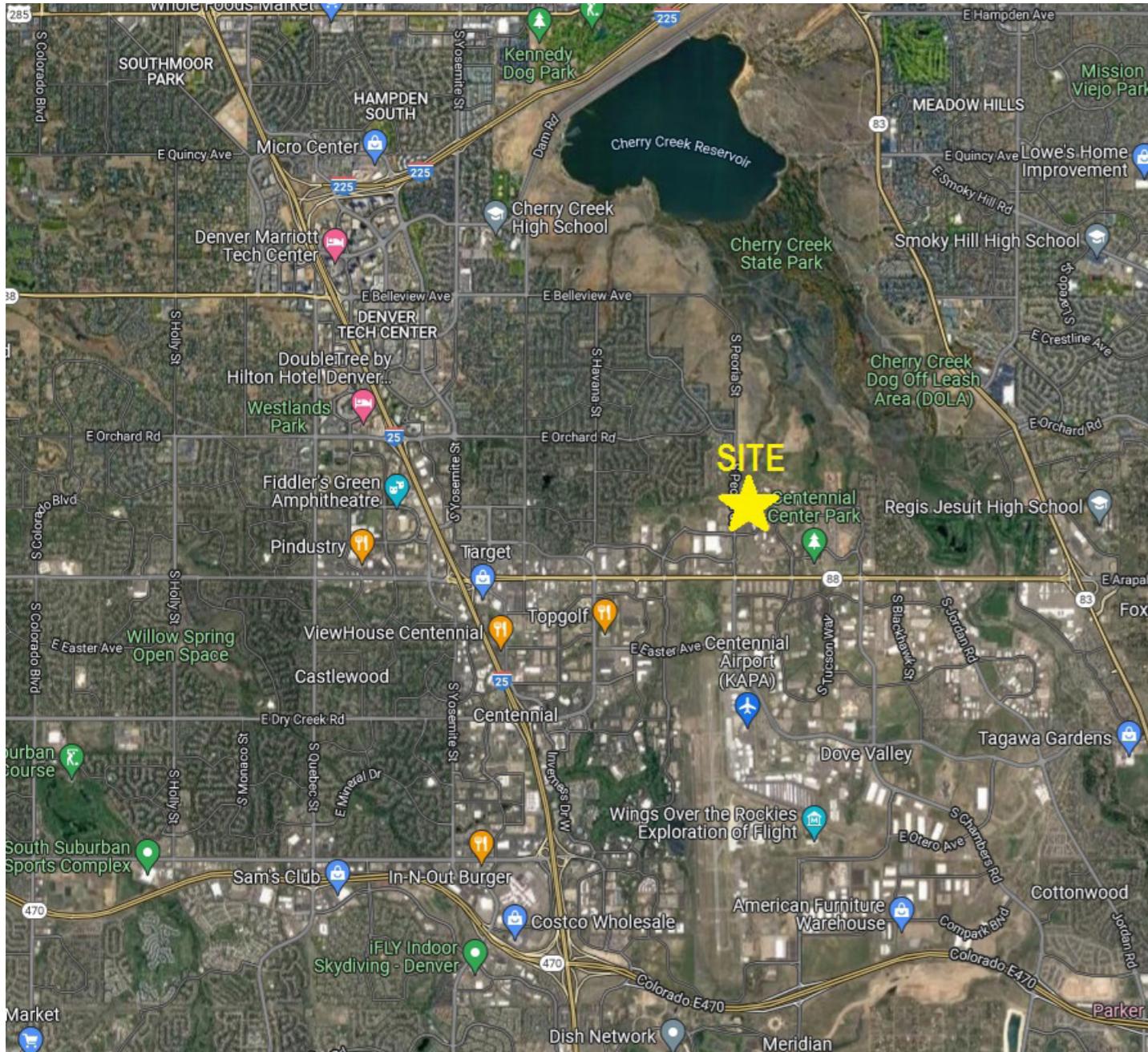


J&B BUILDING COMPANY
8933 E Union Ave #216, Greenwood Village, CO 80111
(303) 741-6343
www.jandbbuilding.com



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FOR LEASE - THE BAKKEN COMPLEX

INDUSTRIAL FLEX SPACE AVAILABLE
6333 SOUTH RACINE CIRCLE, CENTENNIAL, CO

RENTAL RATE **\$19.00PSF NNN**
AVAILABLE: **3,499 to 10,983 SF**

Newly Constructed Industrial Flex Building



PROPERTY FEATURES AND CONTACT INFORMATION

- NNN Expenses: \$8.97/sf (2025)
- Fantastic location near Arapahoe Road and I-25
- Excellent visibility from South Peoria Street
- Total Building 29,983 square feet
- Units as small as 3,499 square feet with one drive-in door
- Parcel: 2.82 acres
- Zoning: Business Park 100 (City of Centennial)

Peter Kapuranis
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FOR MORE INFORMATION
CONTACT

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Map



DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION	6,646	54,342	228,720
HOUSEHOLDS	2,241	26,435	109,395
AVG INCOME	\$217,155	\$157,017	\$140,789

TRAFFIC COUNT

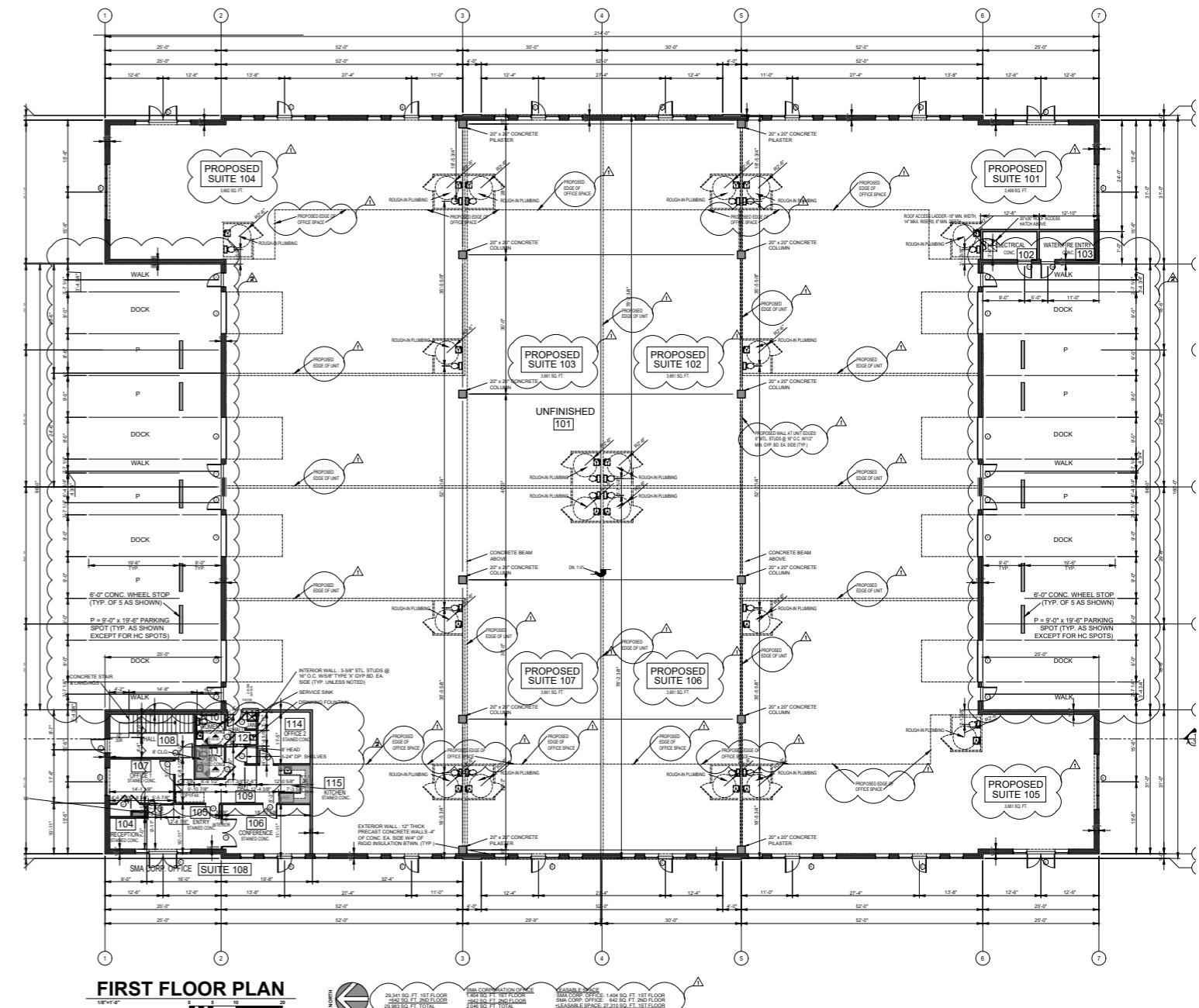
13,000 Cars Per Day on S Peoria St

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Floor Plan



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