

MEDICAL OFFICE

1421 S. Potomac St. Aurora, CO



PART OF THE MEDICAL
CENTER OF AURORA SOUTH
CAMPUS HOSPITAL - 346
ROOMS

LEVEL II TRAUMA CENTER

DIRECT INTERIOR ACCESS
TO HOSPITAL

VALET PARKING

PARKING GARAGE FOR
DOCTORS AND STAFF

3 MINUTES TO LIGHTRAIL-
FLORIDA/I-225



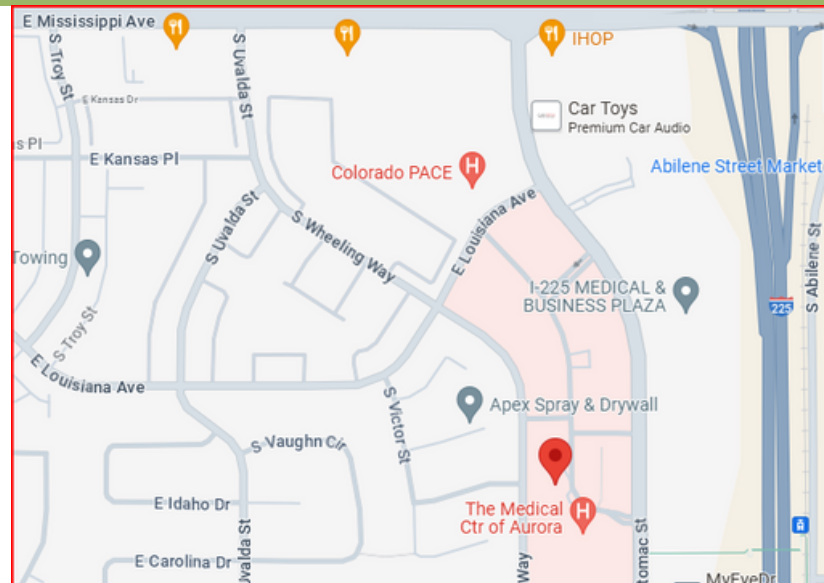
3426 RSF AVAILABLE TO SUBLEASE

SUITE 330 - 3426 RSF

LEASE EXPIRATION -
FEBRUARY 15, 2025

5 YEAR LEASE OPTION

CURRENT LEASE RATE-
\$31.45 FSG-
NEGOTIABLE



LISTED BY: DREW MACDONALD
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303-999-3720 OFFICE
303-887-8853 MOBILE

WWW.IMPAXREALESTATE.COM

MEDICAL OFFICE

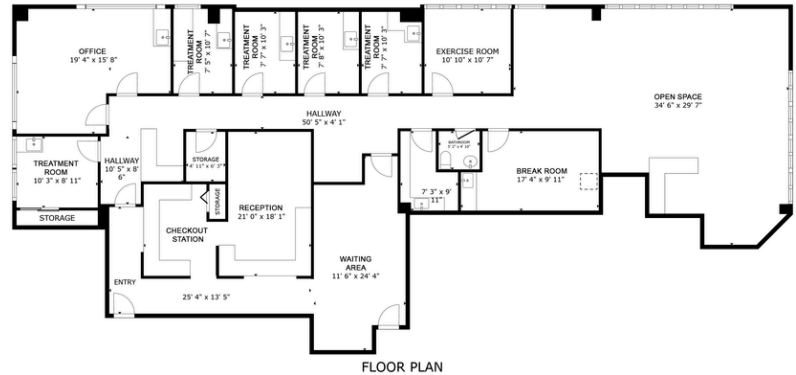
1421 S. Potomac St.
AURORA, CO 80012

SUITE FEATURES:

- RECEPTION/WAITING ROOM
- CHECKOUT/PA STATIONS
- LIGHT FILLED INTERIOR
- IN-SUITE RESTROOM
- SEVERAL TREATMENT ROOMS AND/OR OFFICES
- PHYSICAL THERAPY OPEN AREA
- BREAKROOM
- EXERCISE ROOM
- BIOHAZARD STORAGE ROOM



SUITE 330 - 3,426 RSF



SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport



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