

FOR LEASE

901 S JASON ST, UNIT D, DENVER, CO 80223



PROPERTY OVERVIEW

BUILDING TYPE:	INDUSTRIAL WAREHOUSE
BUILDING SIZE:	43,939
AVAILABLE SPACE:	8,718 SF
ASKING RATE:	\$11.95/SF NNN
AVAILABILITY DATE:	01/01/2027
PARKING:	ON-SITE & STREET
ZONING:	I-A
POWER:	100 AMP/3 PHASE (TBV)
CLEAR HEIGHT:	13'
CONSTRUCTION TYPE:	MASONRY
YOC/YEAR RENOVATED	1965/2005
EST. OPERATING EXPENSES	\$4.81/SF

PROPERTY HIGHLIGHTS



ONE DRIVE IN (12' X 12'), ONE DOCK-HIGH (10' X 10')



INDUSTRIAL WAREHOUSE WITH ± 730 SF OF ADDITIONAL OFFICE SPACE



QUICK ACCESS TO I-25, SANTE FE, AND 6TH AVE



ZONING ALLOWS FOR LIGHT MANUFACTURING, WAREHOUSING, DISTRIBUTION, AND TRADE SERVICES



LOCATION OVERVIEW



FOR MORE INFORMATION, PLEASE CONTACT

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