



## 5511 W 56TH AVENUE Arvada, Colorado 80002



### PROPERTY FEATURES

- Great Location at I-76 and Sheridan Blvd.
- Walking distance to Light Rail
- Walking distance to Ralston Creek Trail
- Spacious lobby with elevator
- Open layout, high ceilings, and lots of natural light

### PROPERTY SPECIFICATIONS

<b>Suite 120</b>	<b>780 RSF</b>
<b>Lease Rate:</b>	<b>\$18.75 FSG</b>
<b>Building Size:</b>	<b>27,518 SF</b>
<b>Year Built:</b>	<b>2008</b>
<b>Parking Ratio:</b>	<b>3/1,000 SF</b>

#### FOR MORE INFORMATION CONTACT:

**WILLIAM NETWAL**

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**JAMIE MACBETH**

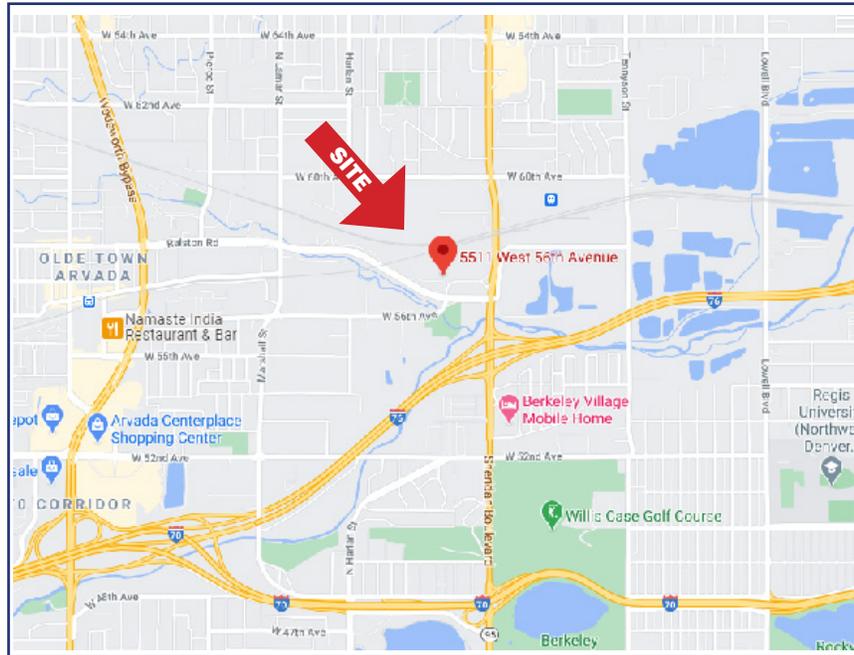
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