



5998 HIGHWAY 52

Dacono, CO 80514

List Price: \$3,995,000 (\$4.39/sf)



21-acre commercial parcel fronting Highway 52 (approx. 21,000 VPD) at the hub of the fast-growing Dacono-Frederick communities. Currently zoned C1-Commercial (Dacono) development will require PUD. Two lighted, full movement intersections and secondary access to Hwy 52 and Colorado Blvd.; 10,000 new housing units recently constructed or planned. Denver-35 minutes, Boulder-30 minutes. Nearby commercial developments include King Soopers-anchored center under construction to the north.



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