



 **JLL** SEE A BRIGHTER WAY

For sale or lease

Industrial building with paved yard
24,837 SF on 4.25 acres

3770 Joliet Street, Denver, CO 80239

Property specifications

Building size	24,837 SF
Office size	±5,445 SF
Site size	4.25 acres
Yard size	±2.6 acres
Ceiling height	16'
Power	1,600 amp, 480 volt
Dock door	One (1) dock door
Drive-in door	Two (2) drive-in doors
Zoning	I-B, UO-2
County	Denver County
Pricing	Contact brokers



Property highlights



Fenced, paved,
and lit yard



Heavy
power

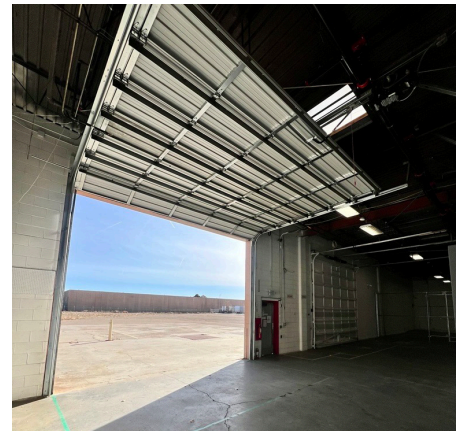
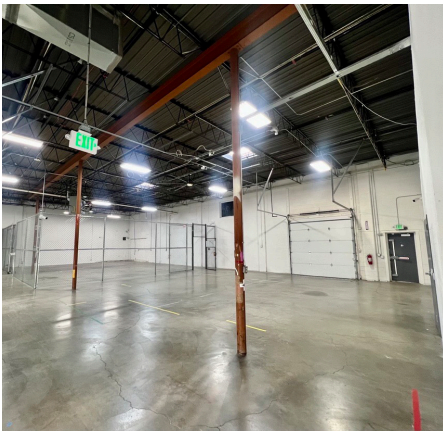
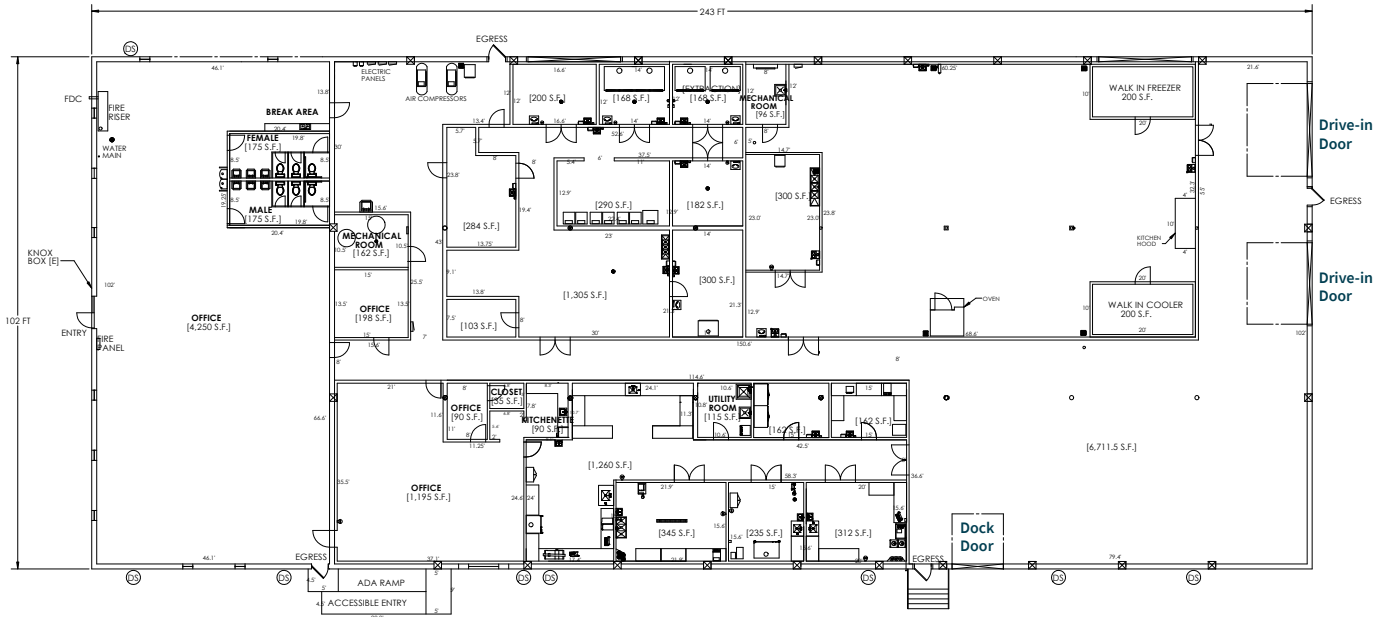


Great access
to I-70 highway



Union Pacific
Rail spur on-site

Floor plan



For more information, please contact:

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