



FOR LEASE

Small Office/Warehouse Space

400 S Lipan St | Denver, CO 80223



Drive-In Loading With Heavy Power!

CONTACT:

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UNIQUE PROPERTIES

400 S. BROADWAY

DENVER, CO 80209

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OFFERING SUMMARY

Available SF: 1,250 SF

Lease Rate: \$2,000/mth MG

Lot Size: 33,416 SF

Building Size: 15,000 SF

Grade Level Doors: 14

Year Built: 1965

Zoning: I-A

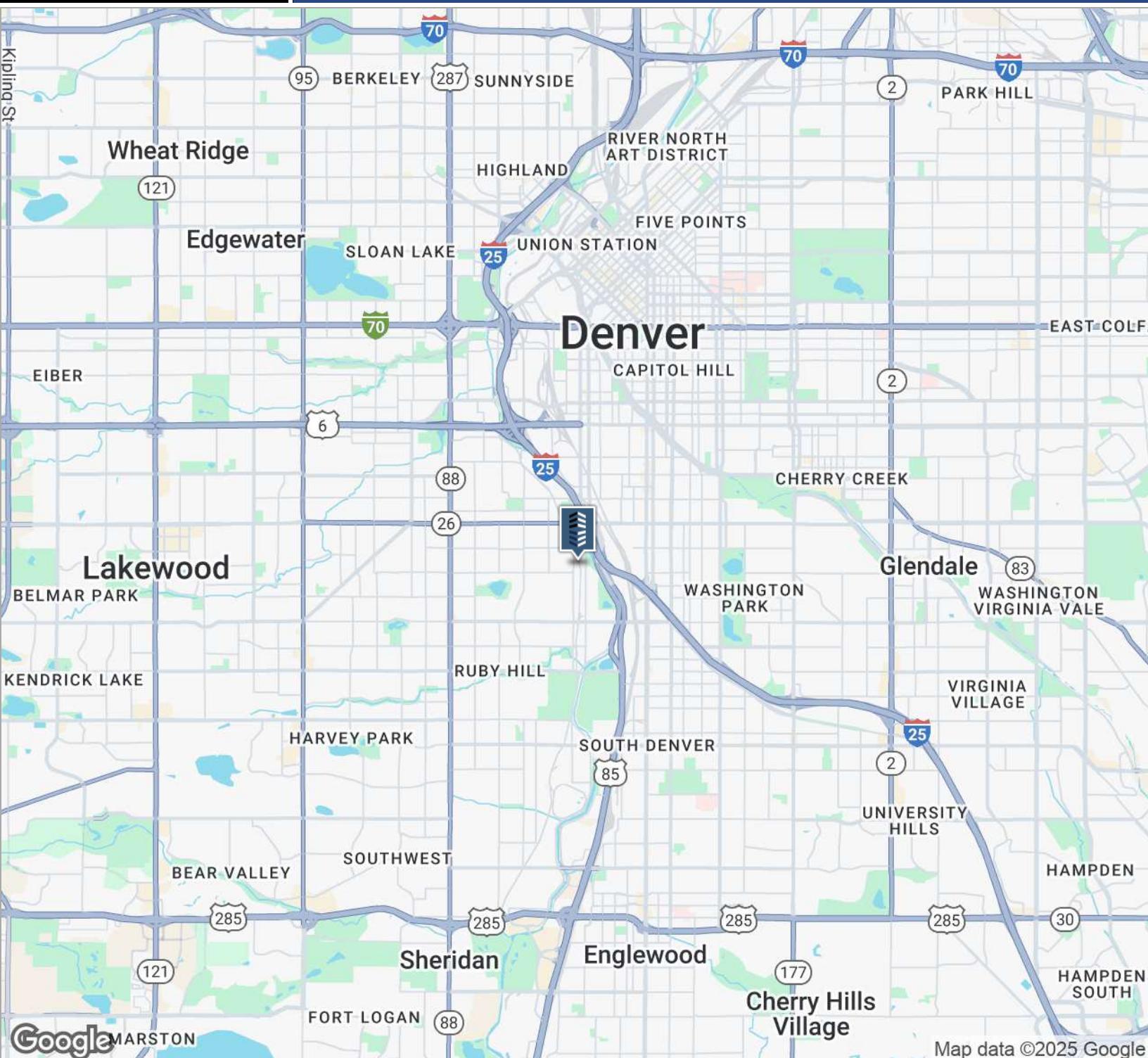
PROPERTY HIGHLIGHTS

- 1,250 SF office/warehouse units available for lease
- Heavy 3 Phase power distributed throughout.
- Warehouse clear height of 12'7"-13'9"
- Unit #15 available - 1,250 SF with one drive-in door
- Lease for just \$2,000/mth plus utilities.

WAREHOUSE WITH HEAVY POWER!



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