










INDUSTRIAL FOR LEASE

707 County Line Rd Palmer Lake, CO 80133

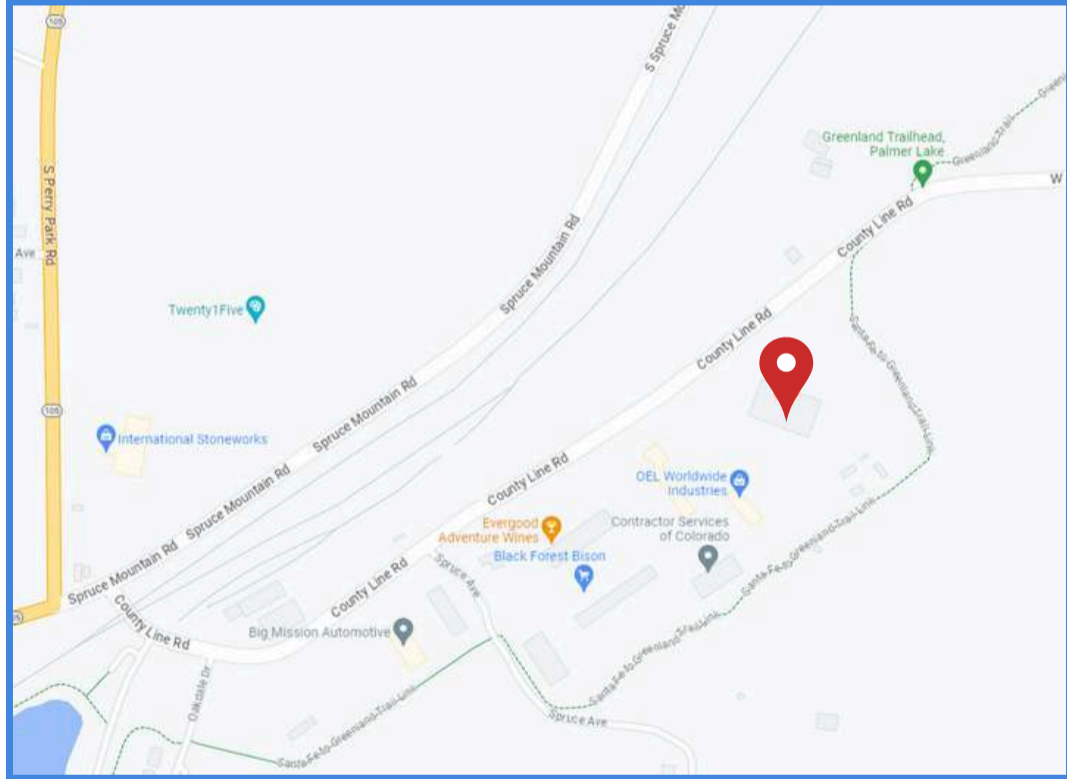
PROPERTY SPECIFICATIONS

-  **LOCATION:** 707 County Line Rd
Palmer Lake, CO 80133
-  **AVAILABLE:** +/- 11,250 SF
+ Yard space
- LAND ACRES:** 5+ acres
-  **LEASE RATE:** \$10-13 psf/NNN
-  **CLEARANCE:** 16'-20'
-  **POWER:** 3 phase/480v
-  **ZONING:** M1
-  **LOADING:** Two 21' x 16' drive-in doors
Three 16' drive-in doors

Additional Features:

- Palmer Lake water
- Fenced and secured yard
- Radiant Heat in warehouse
- Office space has modern finishes and includes a large conference room, training room, and break room.

MAP



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The particulars, details and visuals shown herein are intended to give a general idea of the property. As such, they are not to be relied upon as statements of fact



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