

# 3,138 sf Office Space For Lease | 8151 Southpark Lane

Littleton, Colorado 80120



Asking \$22 psf NNN  
**Unit 300**

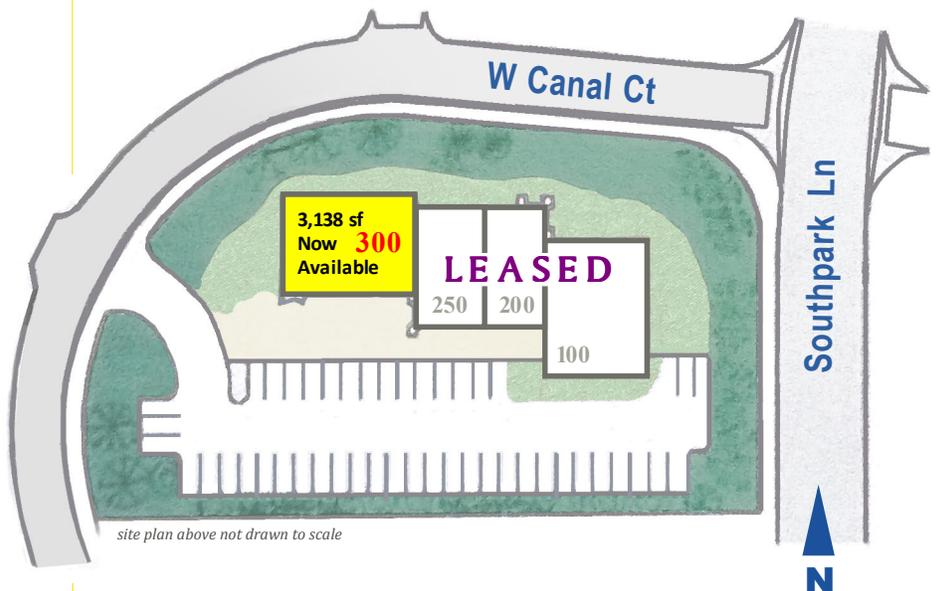
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*Please give us a call for more information*

## PROPERTY DETAILS

Bldg Address	8151 Southpark Lane
Office Unit	<b>Unit 300</b>
End Cap Space	3,138 sf, single floor
Bathrooms	1, contemporary finish
Sprinkled	Yes
Parking Ratio	4.2 spaces /1,000 SF
Class	B Office / Med Building
County	Arapahoe
Zoning	PD-1
Year Built	2008

8151 Southpark Lane, Unit 300 is located in the Southpark Office Campus in Littleton, Colorado, a district comprising of a mix of professional healthcare-related industries and other high-end corporations. Its distinctive exterior stucco and stone facade affords a strong individual tenant identity. Near access and egress onto and from C-470 is less than a mile away.



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Littleton, Colorado 80120

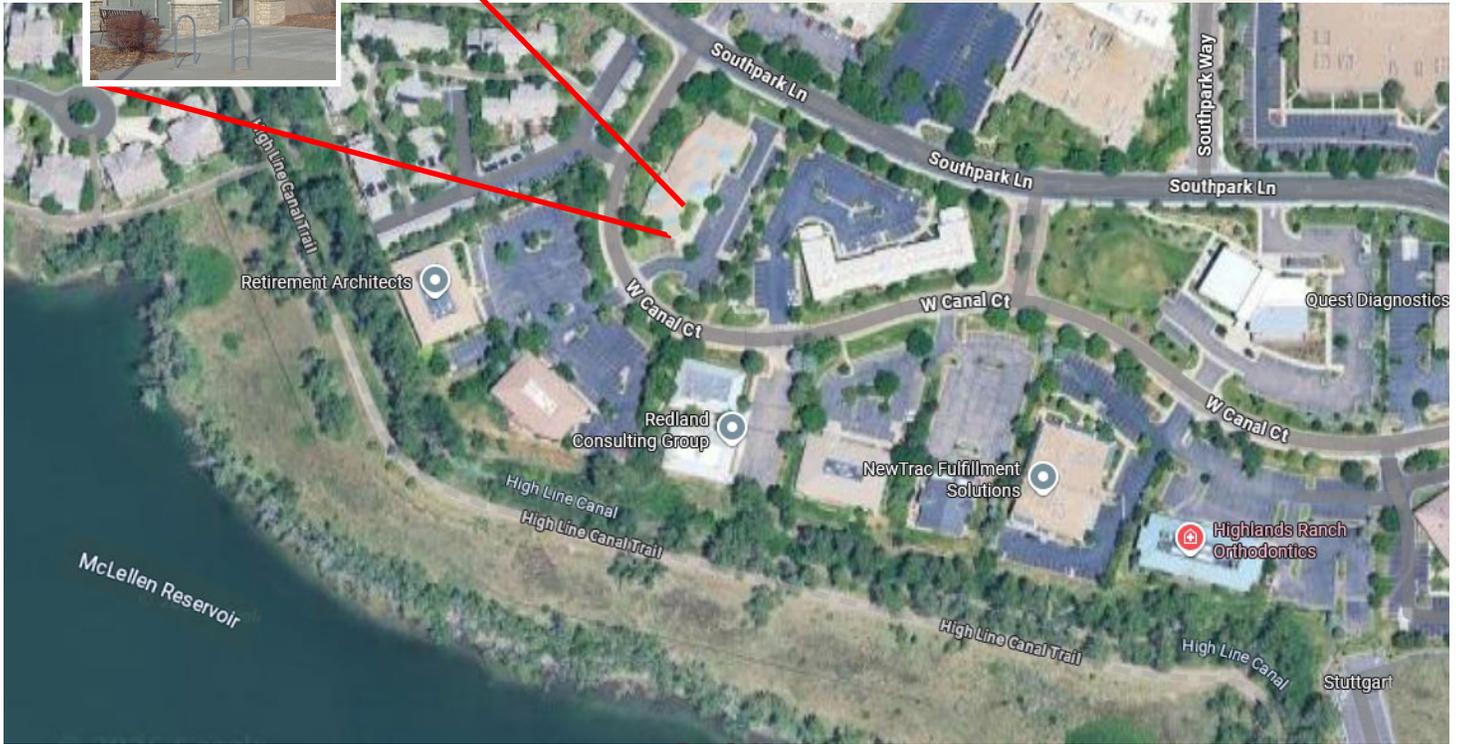
3,138 sf of Prime Office Space

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Google Maps 2026

## PROPERTY HIGHLIGHTS

- Distinctive stucco & stone exterior ◀
- Attractive pitched concrete tile roof ◀
- Located in the Southpark Office Campus ◀
- Littleton Adventist Hosp expanding (1.5 mi away) ◀
- 1.5" water/tap provided for Med/Dental uses ◀
- One inch insulated low E glass for temp controls ◀
- Off-street parking (approx. 4.2 spaces/1,000 sf) ◀
- Near access to C-470 less than one mile away ◀
- Multiple pro-healthcare enterprises in area ◀
- Competitive market rates for leasing ◀



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