

SECURED STORAGE FOR LEASE

9351 County Rd. 20, Fort Lupton

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SUMMIT
COMMERCIAL BROKERS

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**13 AC FENCED STORAGE, 10 MINUTES TO
I-25 AND ONLY 5 MINUTES TO HWY 85!**

9351 COUNTY RD. 20, FORT LUPTON

This 13± acre fully fenced yard offers excellent accessibility and security. Ideal for RV, trailer, Semi storage, construction equipment storage, etc.

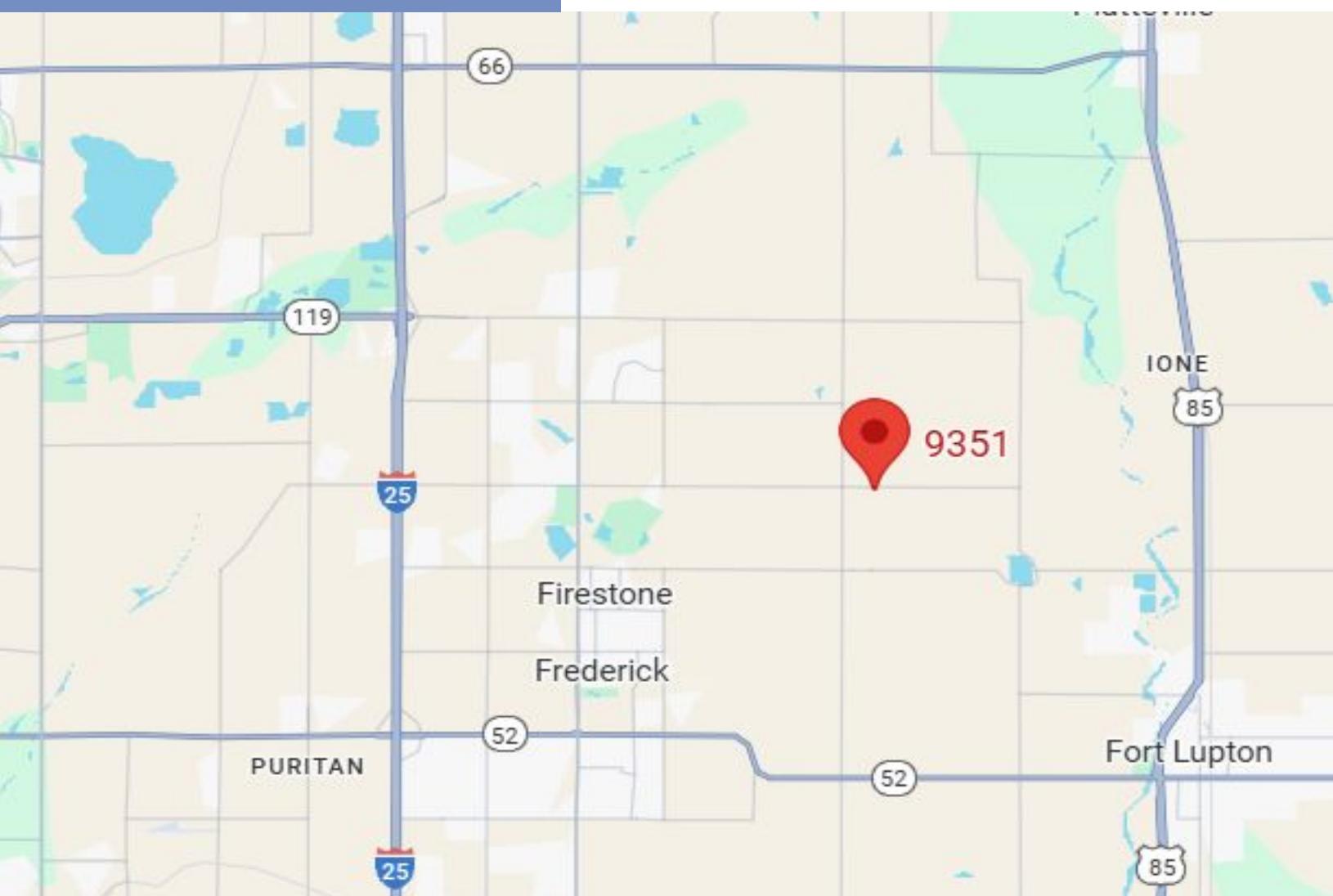
The property will be equipped with security cameras and lights, making it a great option for contractors, fleet operators, and outdoor storage users. Secure your space in this growing industrial corridor today!

Call us for more information and to set up a tour

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6800 N 79th St, # 103
Niwot, CO 80503
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LEASING INFO

Square Footage	Lease Rate
Under 10,000sf	\$1.25/sf
10,000 - 20,000sf	\$1.00/sf
20,000 - 40,000sf	\$0.75/sf
40,000sf +	\$0.50/sf

- 1 Free Month for Semis
- 2 Free Months for RV's

All information provided is deemed reliable, but is not guaranteed and should be independently verified

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Space Info

- Secured Code Operated Entry for anytime access
- Fantastic location between I-25 (10 min) and Hwy 85 (5 Min)
- Ability to store RVs, Trailers, Semis, construction equipment,etc.
- Installed security system for all tenants
- Incentives for 2+ Year Lease

Example Sizes

40ft x 95ft	\$400/Mo
½ AC	\$1,350/Mo
1 AC	\$1,800/Mo