



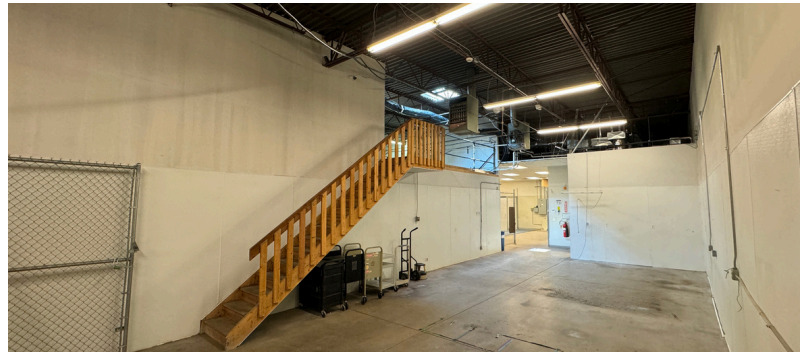
**Warehouse  
Hotline**

**FOR LEASE**

**4,900 SF OFFICE/WAREHOUSE**

3795 Paris Street Unit D Denver, CO 80239

Available August 1st  
(3-year minimum lease term)



**PERFECT FOR  
BUSINESSES  
SEAMLESSLY  
COMBINING  
WAREHOUSE AND  
OFFICE OPERATIONS**

## **KEY FEATURES**

- 3,470 SF warehouse
- 1,430 SF office
- Total SF is 4,900
- Lab-built out with upgraded power
- Refrigeration
- Floor drains
- Mezzanine for Storage
- 4 Offices
- Security System in Place
- 6 Parking spots

**MONTHLY RENT: \$5,904.17**

## **CONTACT:**



**AVIVA SONENREICH**  
MANAGING BROKER  
720-276-2717  
aviva@warehousehotline.com



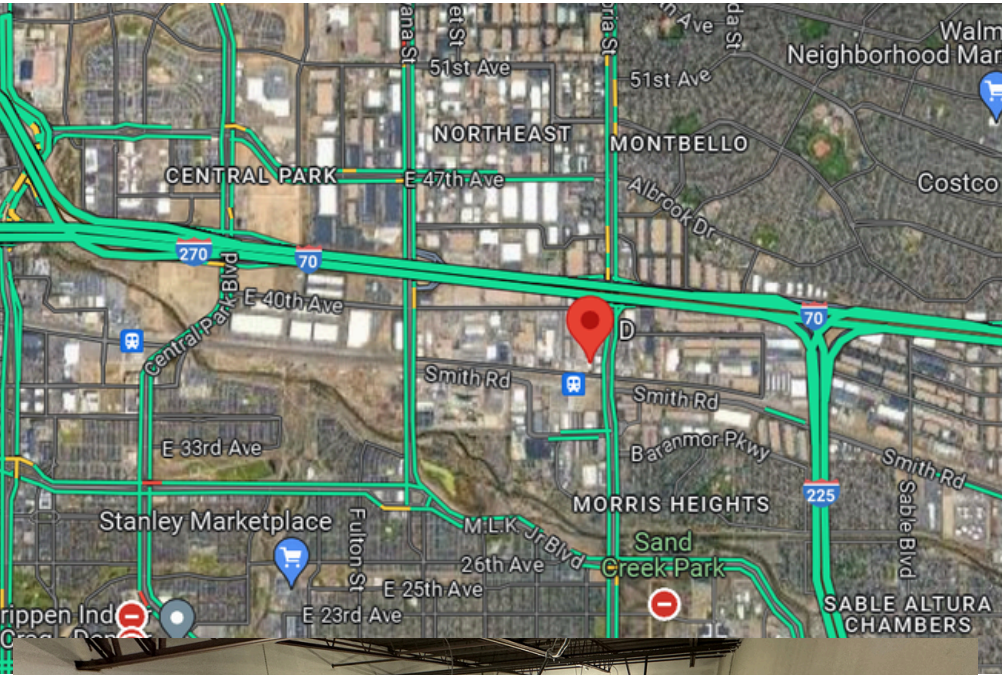
**JOSH OAKLEY**  
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970-274-0077  
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**WAREHOUSE HOTLINE**  
2 Adams St #601,  
Denver, CO 80206  
303-409-9546  
warehousehotline.com



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Hotline**

# 4,900 SF Office/Warehouse for Lease 3795 Paris Street Unit D Denver, CO 80239



## MONTHLY RENT DETAILS:

Rent: \$4,083.00  
NNN: \$1,821.17  
**Total: \$5,904.17 PER MONTH**

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