

SUITE 200
OFFICE/MEDICAL
FOR LEASE

Prominent Building
Signage!

YOUR NAME



HAVEN BUSINESS PARK

734 Wilcox Street
Castle Rock, CO 80104

HIGHLIGHTS

- This attractive, modern and busy building has a fantastic location on Wilcox Street at the north end of Town.
- Join popular Crowfoot Coffee, American Family Insurance, Envision Clinic, Kat Pro Studio and Michoacán Ice Cream Shop.
- Easy on street parking and a private parking lot too.
- Quick access to I-25
- Blocks from **The View**, a new, \$70M, 201,000-square-foot, mixed use development with public parking structure.

2,559 Square Feet
\$22.00 / NNN

Rent \$4,691.50/month
CAM \$3,097.00/month
Total \$7,788.50/month

PROPERTY STATISTICS

BUILDING		SITE	
SIZE	8,969 SF	SITE SIZE	.48 Acres
YOC	2007	PARKING	Surface
MATERIALS	Brick Veneer	ZONING	Commercial
CAM (2025)	\$14.52	TAXES (2024)	\$45,772

FOR MORE INFORMATION, PLEASE CALL:

John V. Propp, CCIM—303-692-1816
6565 S. Dayton St., Suite 3000
Greenwood Village, CO 80111

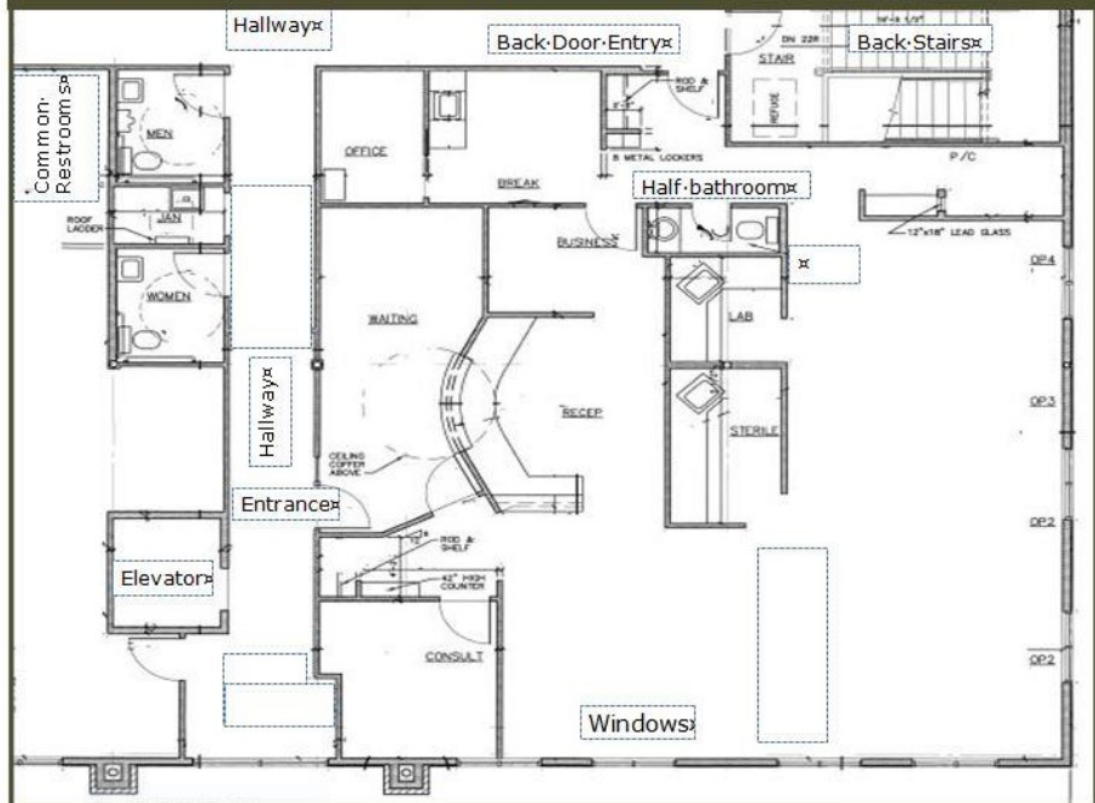
learn more at www.JohnProppCommercial.com



**734 Wilcox Street
Castle Rock, CO 80104**



•Suite 200•2,559-square-foot (approximately) (as-built floor plan)•



Suite Amenities

- ⇒ Entrance off elevator
- ⇒ In suite restroom
- ⇒ Kitchen with sink
- ⇒ West facing windows
- ⇒ Rear exit to stairwell

No warranty or representation is made as to the accuracy of the foregoing information.
Terms of sale or lease and availability are subject to change or withdrawal without notice.