

730 South Jason Street

Denver, Colorado

MICHAEL BLOOM

REALTY COMPANY



AVAILABILITY:

Unit 23.....6,080sf (\$11.00/sf NNN*)

Unit 25.....3,647sf (\$11.00/sf NNN*)

Units 23 & 25.....9,727sf (\$11.00/sf NNN*)

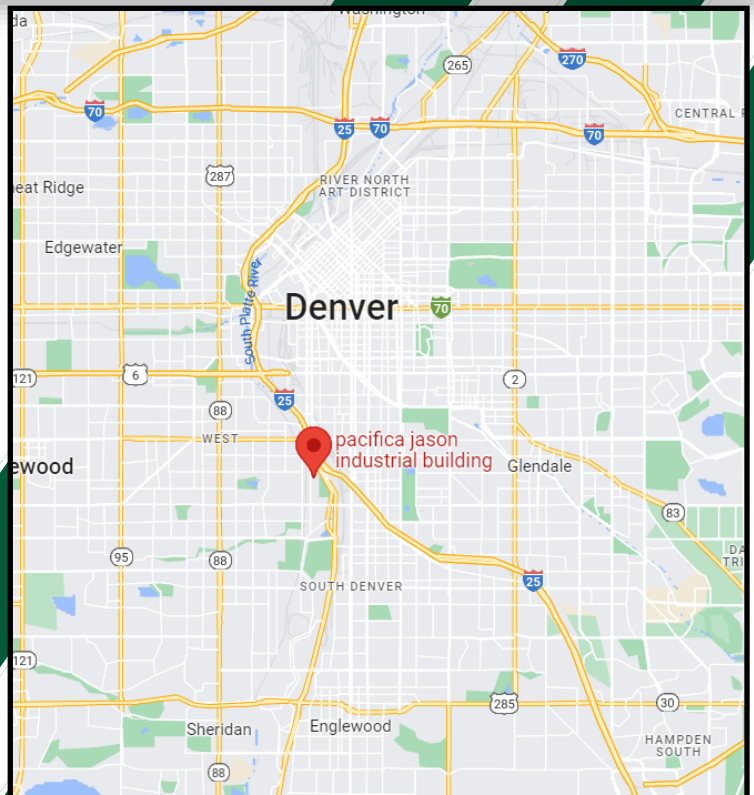
*NNN's = \$4.58/SF, AS OF 03/17/25

PROPERTY DESCRIPTION:

THIS WELL KEPT INDUSTRIAL PROPERTY IS LOCATED IN THE CENTRAL METRO AREA WITH EXCELLENT ACCESS TO SOUTH SANTA FE BLVD & I-25. USES INCLUDE LIGHT MANUFACTURING AND/OR DISTRIBUTION.

IMPORTANT FEATURES:

- ESFR SPRINKLERS
- DOCK HIGH & DRIVE IN LOADING
- 20' CLEAR HEIGHT
- TWIN T CONSTRUCTION
- HEAVY 3 PHASE POWER—277/480 volt

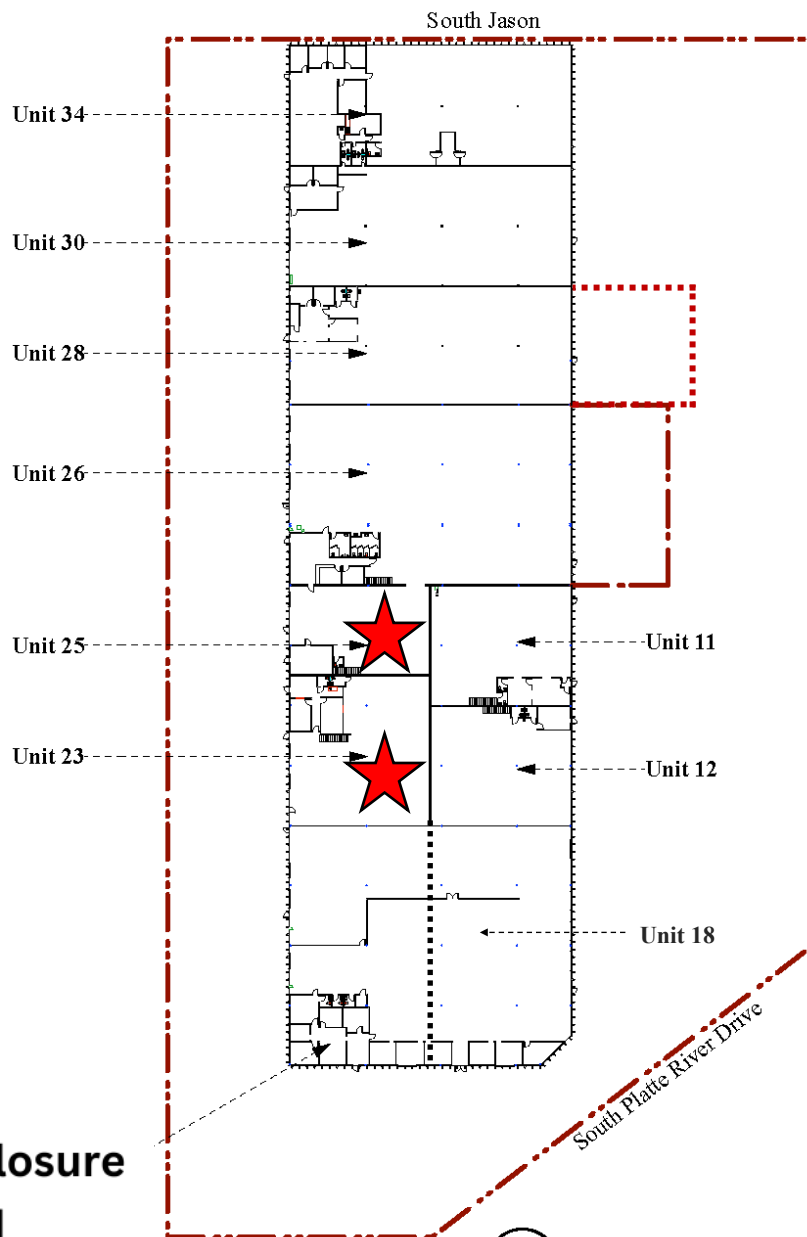


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Available	Total SQ FT	Loading
Unit 23	6,080	Dock High
Unit 25	3,647	Dock High

730 South Jason



Brokerage Disclosure

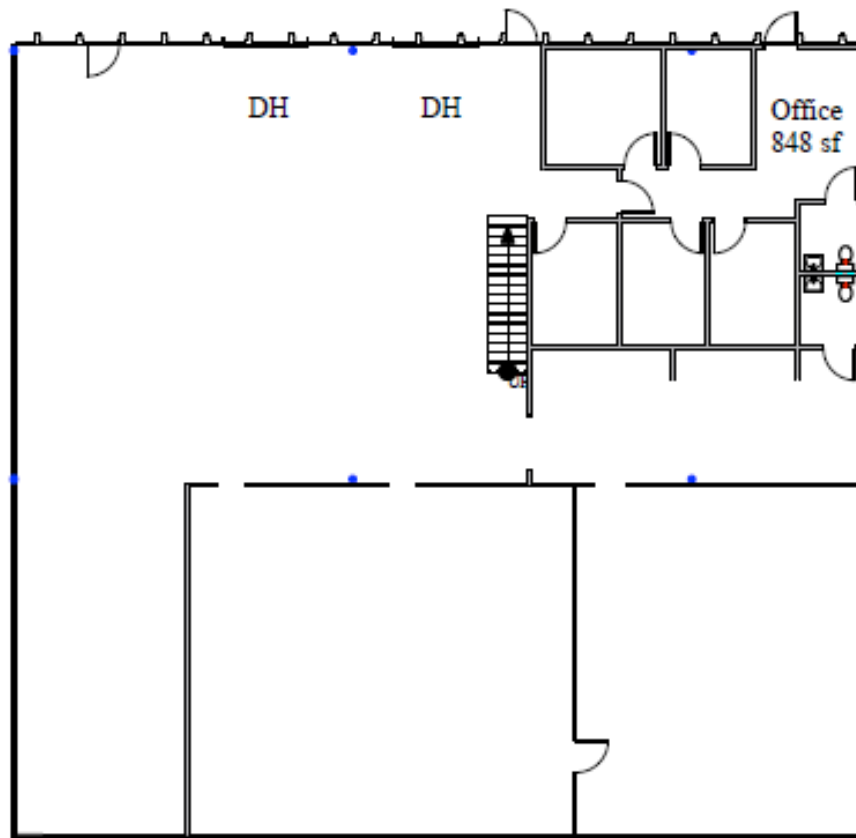


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Site Plan 82,904 sf
Scale: 1:900

**730 South Jason Street
Denver, Colorado**

730 South Jason #23



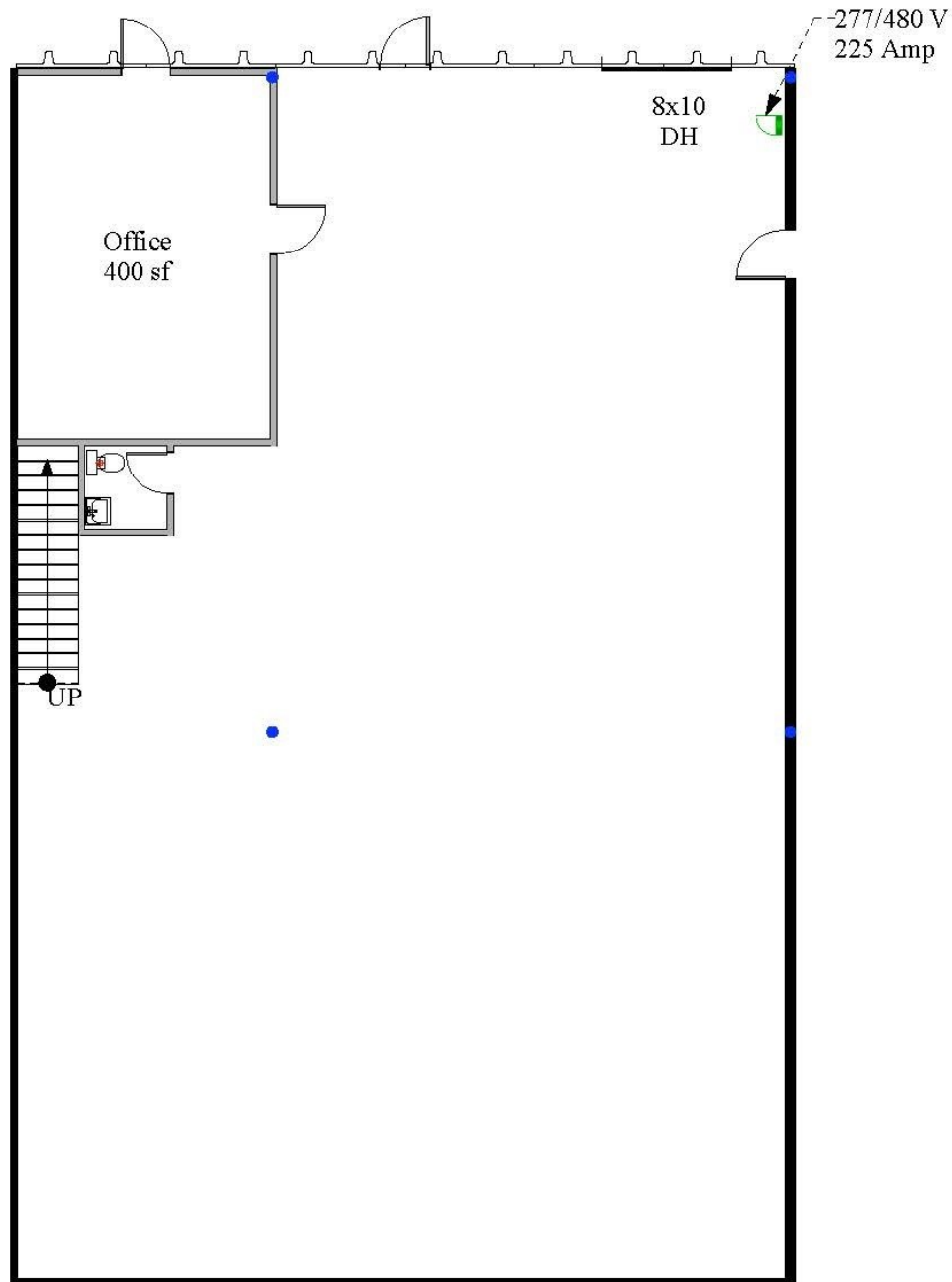
1 **Floor Plan** 6,080 sf
Scale: 1/16" = 1'-0"

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300 South Jackson Street, Suite 440
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303-295-2525
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**730 South Jason Street
Denver, Colorado**

730 South Jason #25



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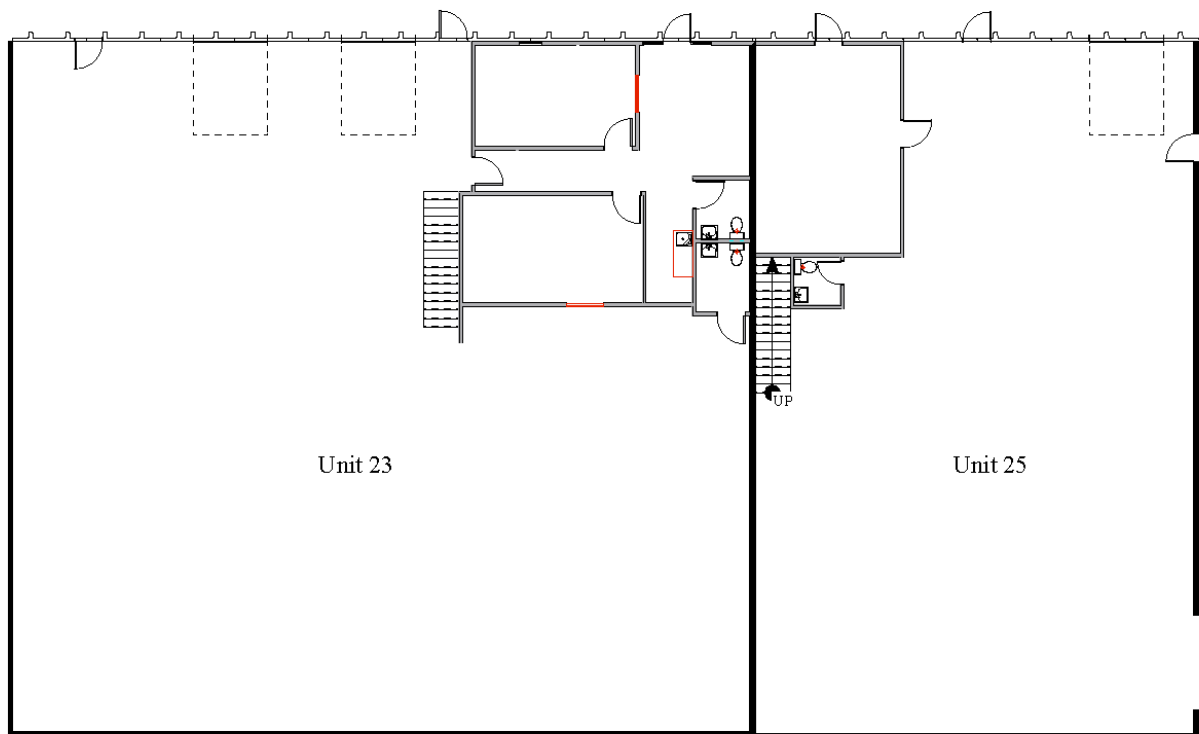
Floor Plan 3,647 sf
Scale: 1" = 10 ft

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730 S Jason #23 & #25



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Floor Plan
Scale: 1/16" = 1'-0"