

WAREHOUSE SPACE
FOR SUBLEASE

14309 East 35th Place

UNIT 103 | AURORA, CO 80011



Building Information

- › Available: Suite 103 - 13,139 SF
- › Office: 1,394 SF
- › Loading: -Six (6) Dock High Doors-
(Two (2) with Levelers)
-Drive-In Possible
- › Clear Height: 24'
- › YOC: 2000
- › Power: 400Amp/480Volt/3-Phase (TBV)
- › Sprinklered: Yes (ESFR)
- › Lease Rate: \$7.75/SF NNN
- › Operating Expenses: \$5.04/SF

Highlights

- › Below market lease rate
- › High efficiency lighting
- › Skylights
- › Sublease term through November 30, 2031, shorter term possible
- › Can be combined with 10,790 SF next door for a total of 23,929 SF

14309 East 35th Place

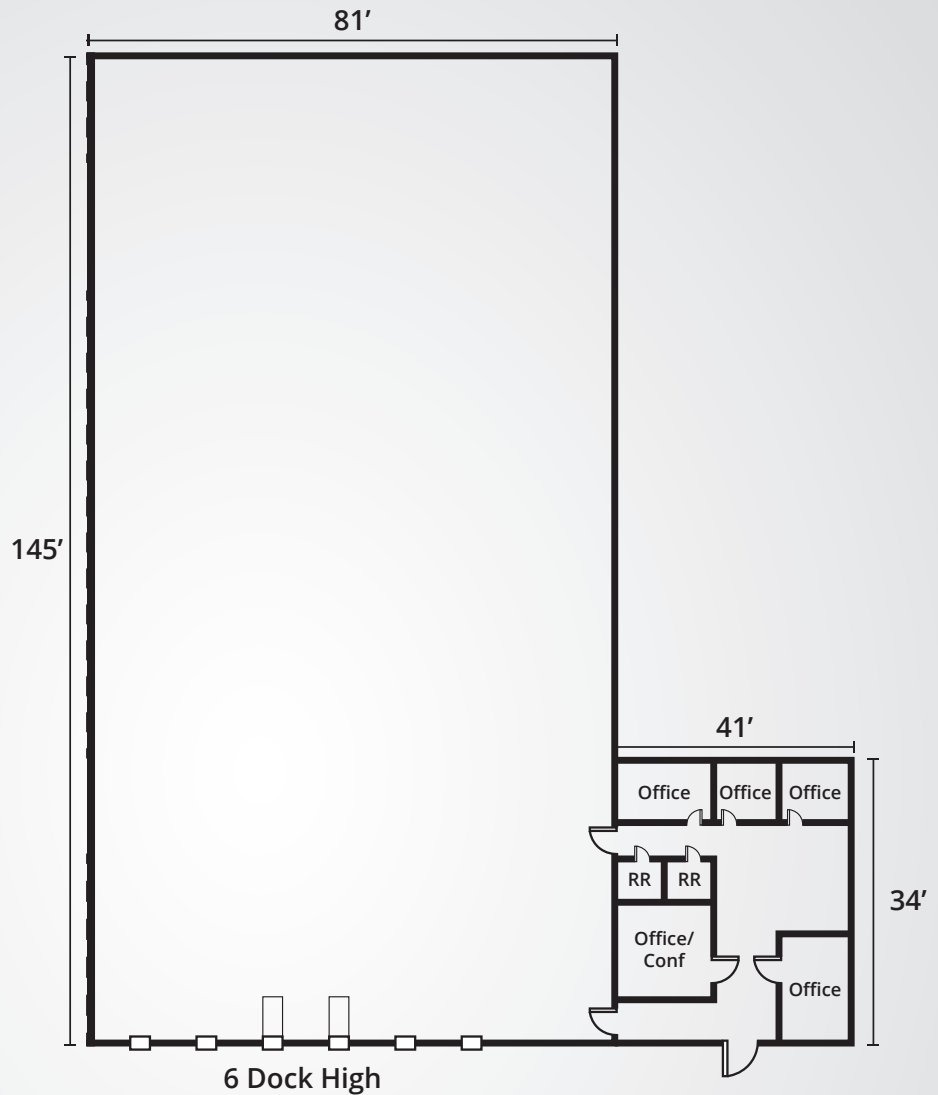
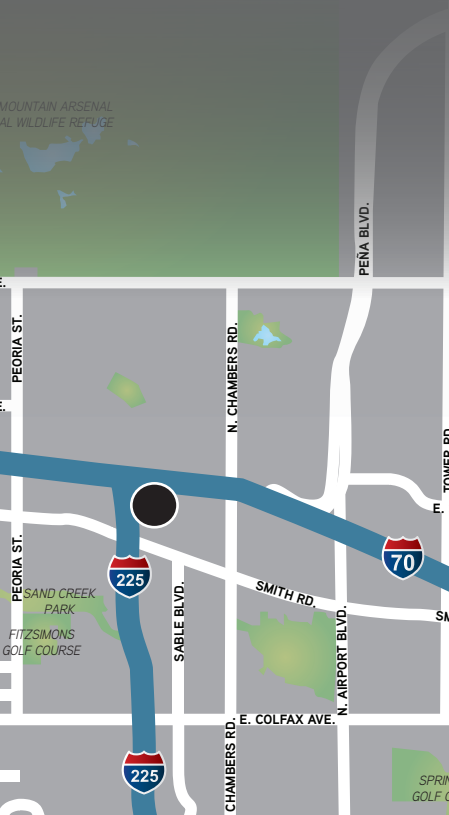
Unit 103

Aurora, CO 80011

Contact

STEVE SERENYI
303 283 4578
steve.serenyi@colliers.com

4643 South Ulster Street
Suite 1000
Denver, CO 80237
MAIN +1 303 745 5800
FAX +1 303 745 5888
www.colliers.com/denver



BROKERAGE
DISCLOSURE