



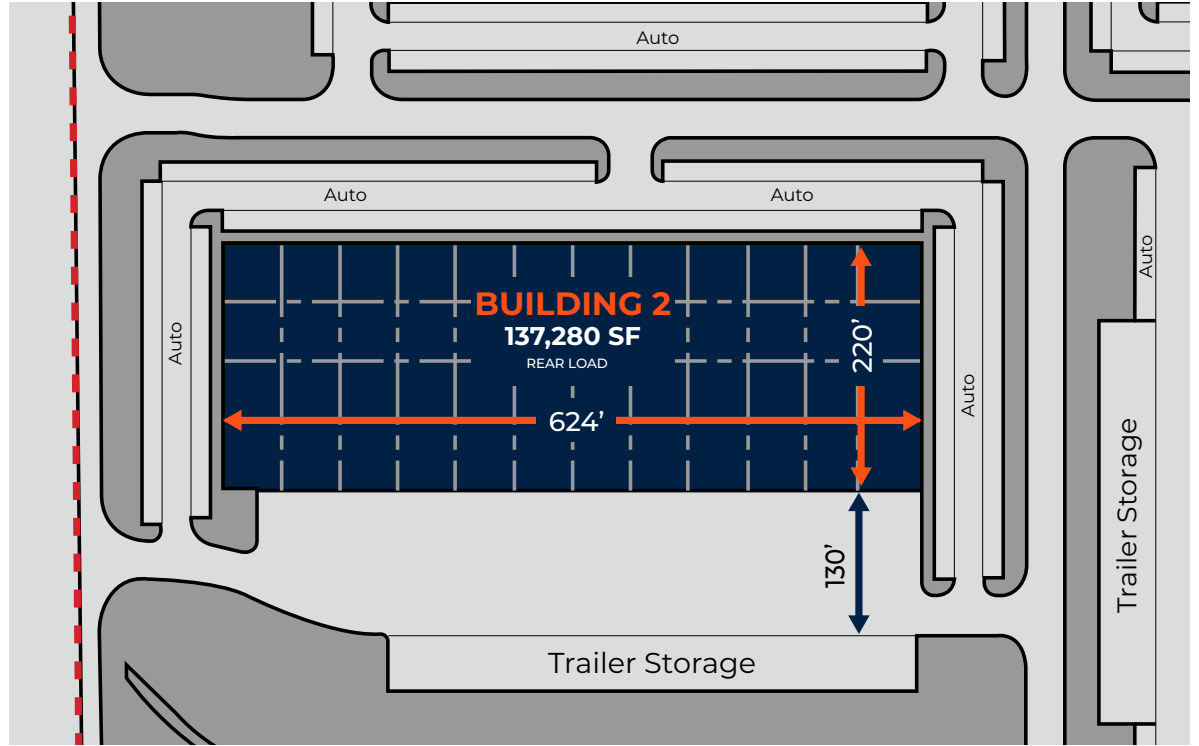
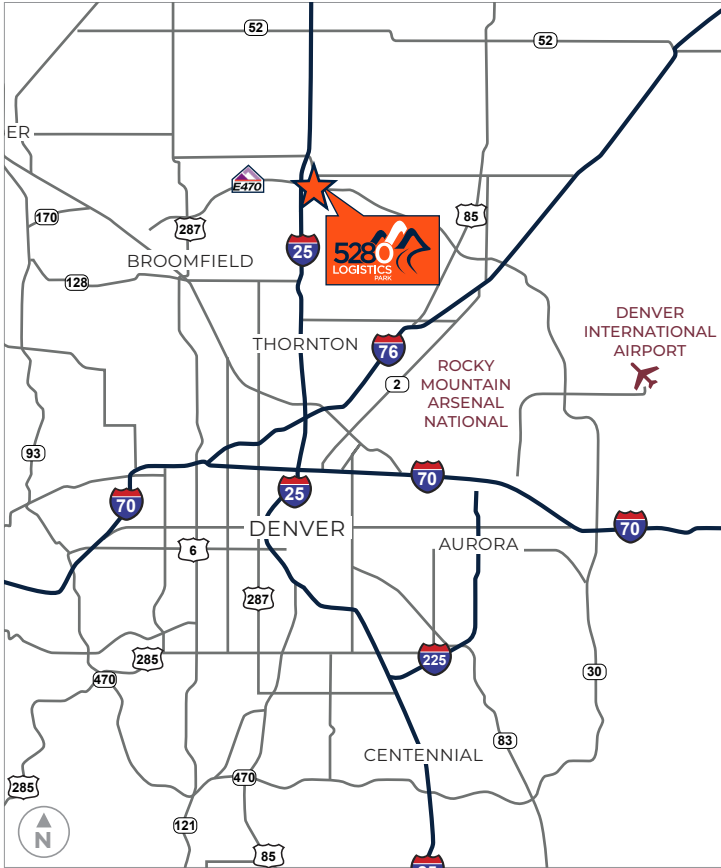
BUILDING 2

THORNTON, COLORADO

137,280 SF Available on 12.1 Acres

Building 2 of 5280 Logistics Park is a Class A logistics development located in the thriving north Denver industrial market. With direct access to I-25 and E-470 Parkway, the development is positioned well to reach a rich labor pool and a high-growth region of Colorado. The state-of-the-art specifications include 32' clear heights, rear-load configuration, 130' truck courts, and ample auto and truck parking.





137,280 SF available on 12.1 acres



Spec office space



32' clear heights



39 - trailer parking spaces



130' truck court



LED exterior lighting



55 - dock doors



281 - auto parking spaces



ESFR sprinkler system



Rear-load configuration

Development



AUSTIN REYNOLDS

972 201 2956 (o) | 210 913 2091 (c)
austin.reynolds@hillwood.com

Leasing



TYLER REED, SIOR

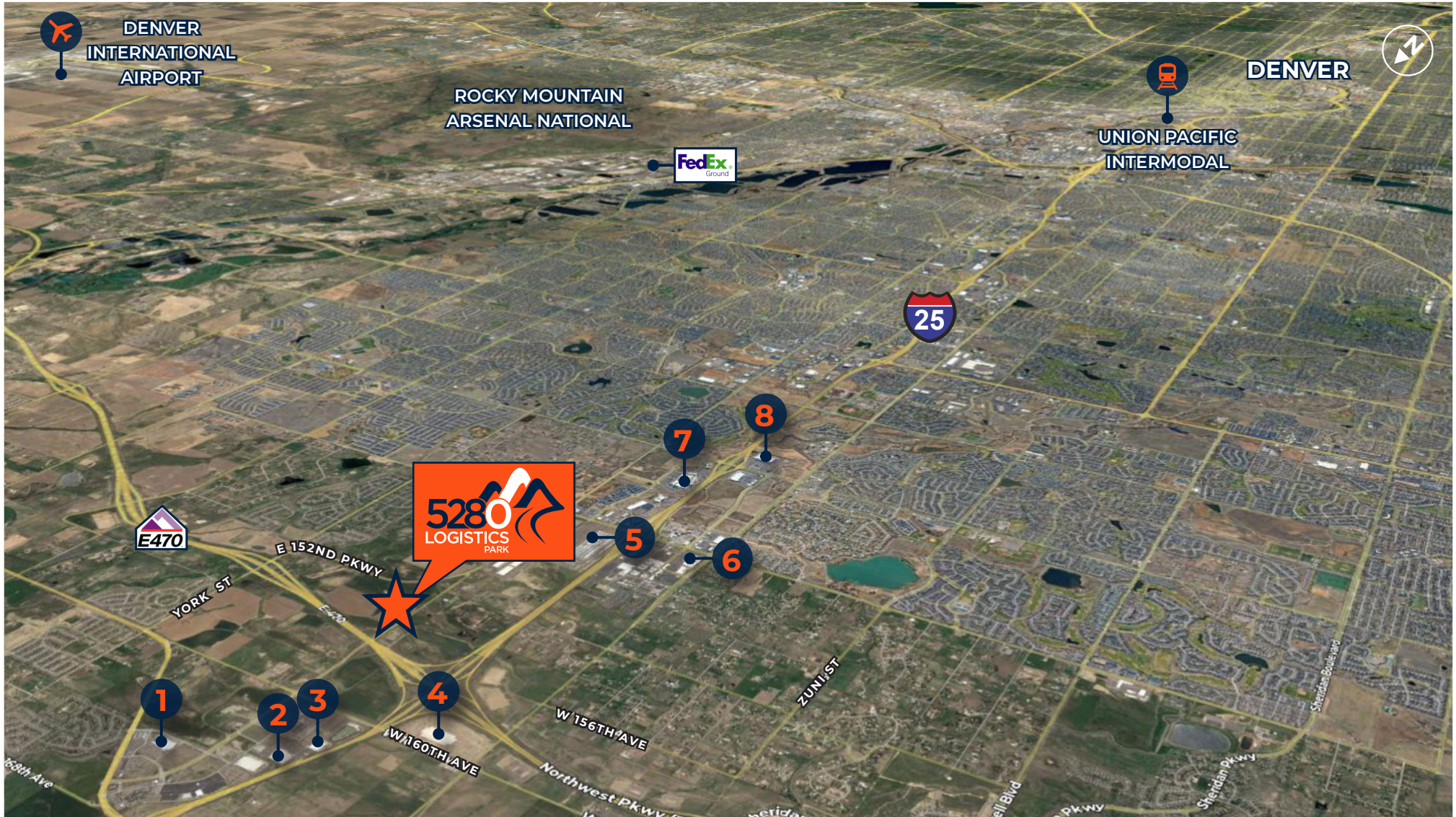
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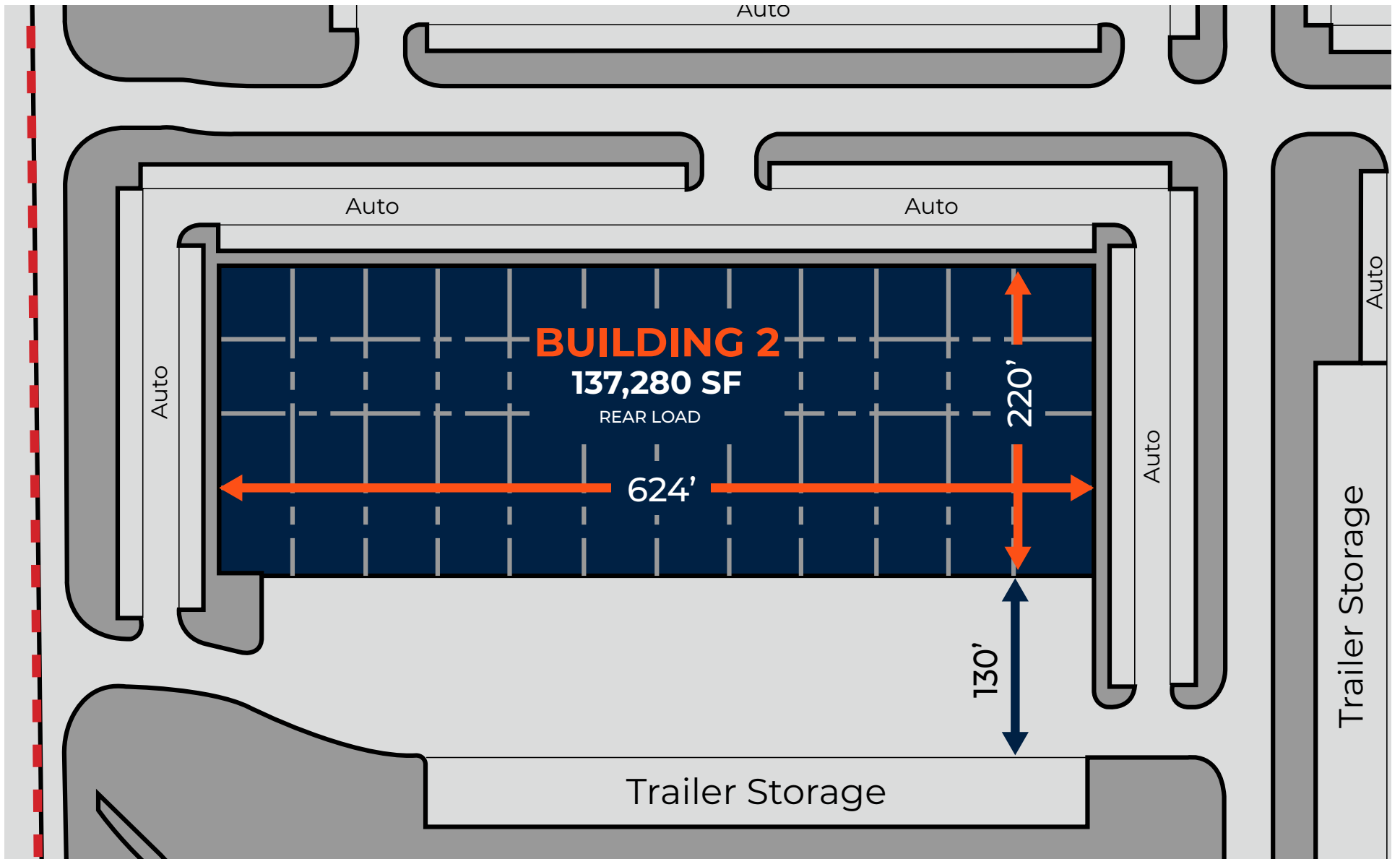


BUSINESSES

- | | |
|-----------------------------------|---------------------------|
| 1. Home Depot | 5. Amazon - DEN3 |
| 2. Costco Wholesale | 6. Target |
| 3. Floor & Decor | 7. Denver Premium Outlets |
| 4. Amazon Delivery Station - DDV3 | 8. Walmart |

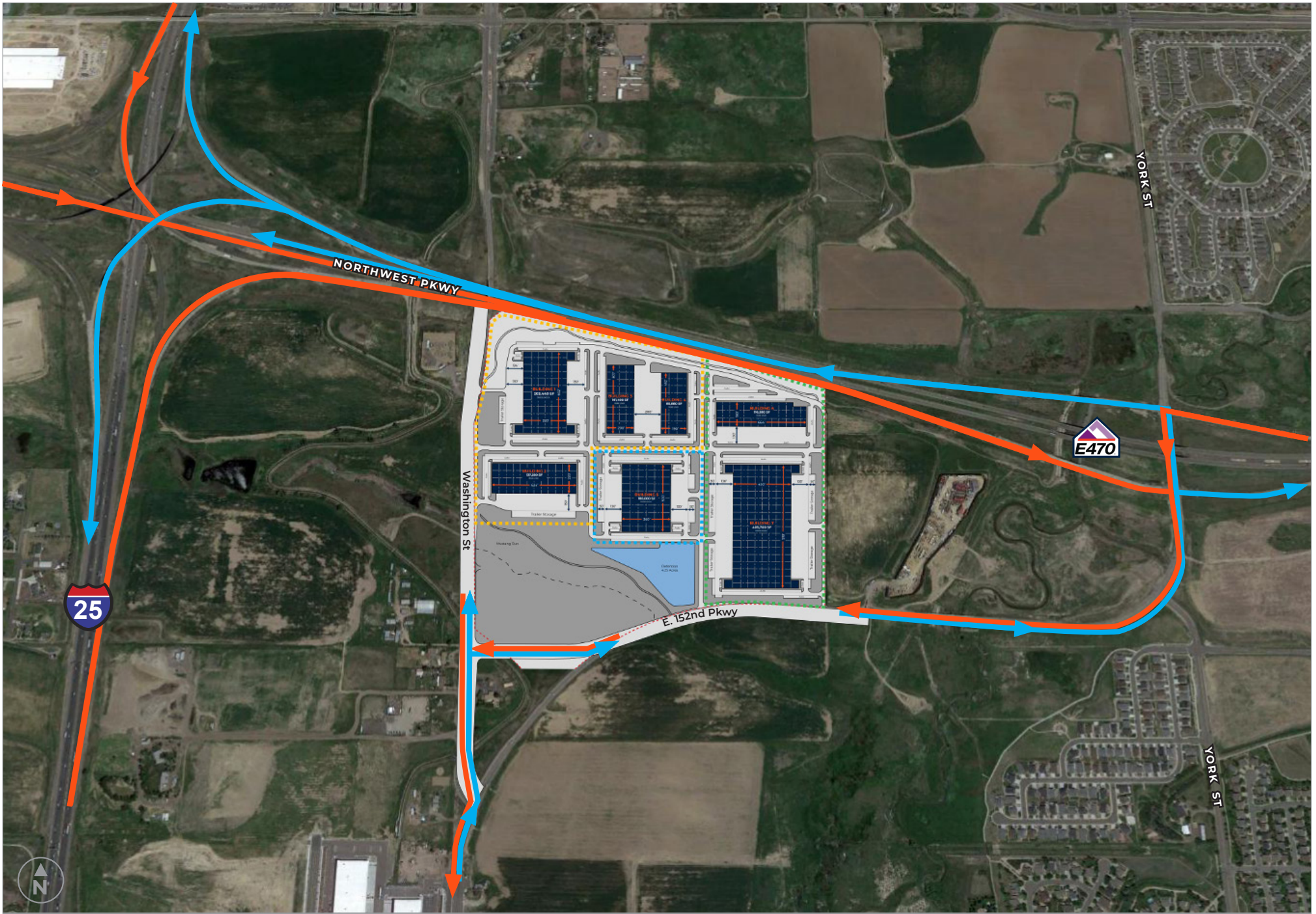
DRIVE TIMES

- | | | | | | |
|------------------|----------|---------|------------------------------|----------|---------|
| FedEx Ground Hub | 13.7 mi. | 26 min. | Union Pacific Intermodal | 16.3 mi. | 26 min. |
| Denver, CO | 19.2 mi. | 27 min. | Denver International Airport | 24.9 mi. | 25 min. |



- PHASE 1**
 528,000 SF
- PHASE 2**
 180,000 SF
- PHASE 3**
 522,280 SF





SITE ACCESS

THORNTON, COLORADO | 137,280 SF AVAILABLE ON 12.1 ACRES

INGRESS / EGRESS



CONTACT

DEVELOPMENT



AUSTIN REYNOLDS

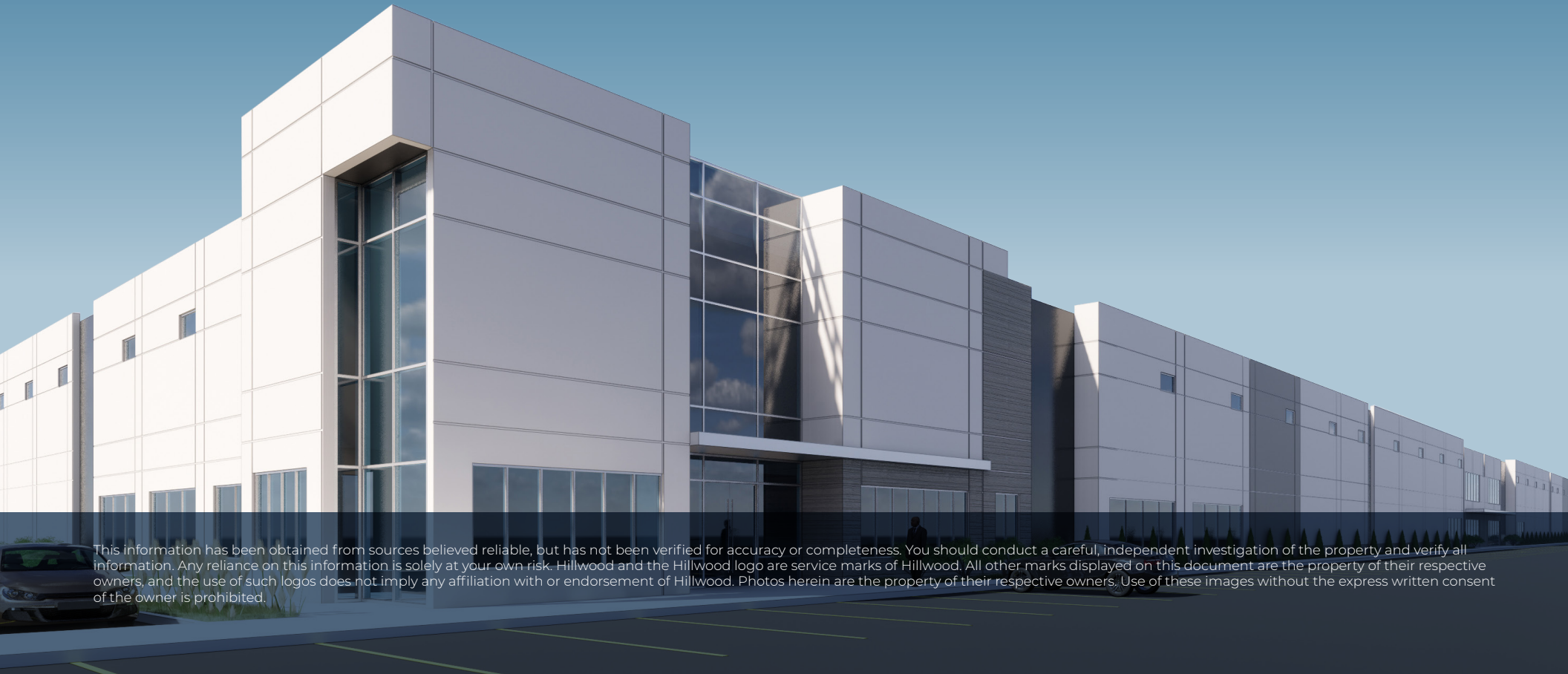
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LEASING



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