

INDUSTRIAL SPACE  
FOR LEASE

6701-6749 E. 50th Ave.  
COMMERCE CITY, CO



## Building Information

| UNIT      | SIZE      | OFFICE   | LOADING                                  | RATE          | AVAILABLE      |
|-----------|-----------|----------|--|---------------|----------------|
| 6727-6735 | 14,711 SF | 1,935 SF | Three (3) Dock High<br>(Potential for 4) | \$8.50/SF NNN | August 1, 2025 |

- › Clear Height: 16'-17'
- › Power: TBD
- › Construction: Block/Concrete
- › Zoning: I-1 (S)
- › Sprinkler: None
- › Lease Rate: \$8.50/SF NNN
- › NNN: \$5.26/SF (Est. 2026)

\* Yard available at additional charge

## Highlights

- › Great visibility on 50th Avenue
- › Close to all highways
- › Yard available



6701-6749 E. 50th Ave.

Commerce City, CO

## Contact Us

4643 South Ulster Street

Suite 1000

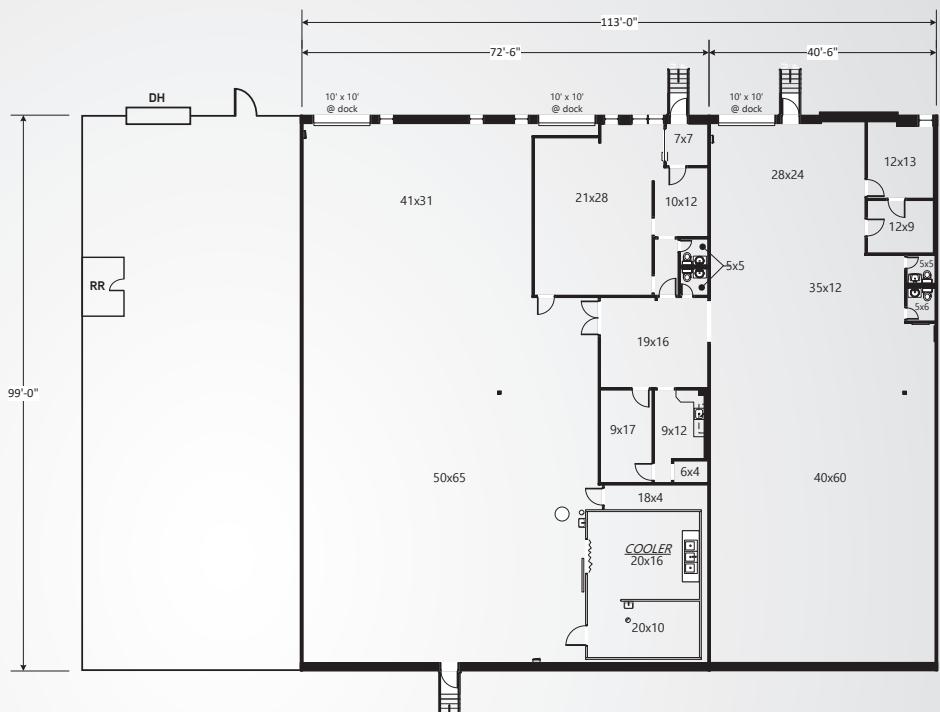
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