

5,000 – 10,000 Sq. Ft. w/ Small Yard

Industrial Warehouse with Small Yard

FOR LEASE



7501 York Street, Unit C-1 and C-2, Denver, Colorado 80229 (Adams

PROPERTY INFORMATION

HIGHLIGHTS

Premises: 5,000 – 10,000 Sq. Ft. w/ Small Yard

Ceiling Height: 16' – 22'

Power: 3 phase, 200 amp, 208/120 volt

Zoning: I-1 Industrial Zoning (Located in Adams County Enterprise Zone)

Term: 5 years preferred

***Spaces can be leased together or separately**

- Small Storage Yard area
- 700 Sq. Ft. office/reception area
- Three (3) Drive-In Doors – 14' high x 12' wide
- Building is Fire Sprinkled
- Floor Drain
- Heat in Warehouse
- AC unit in Office
- Ample Parking
- Easy Access to I-25, I-270, I-76 and I-70

Contact Information



Hal Naiman 720.475.5002
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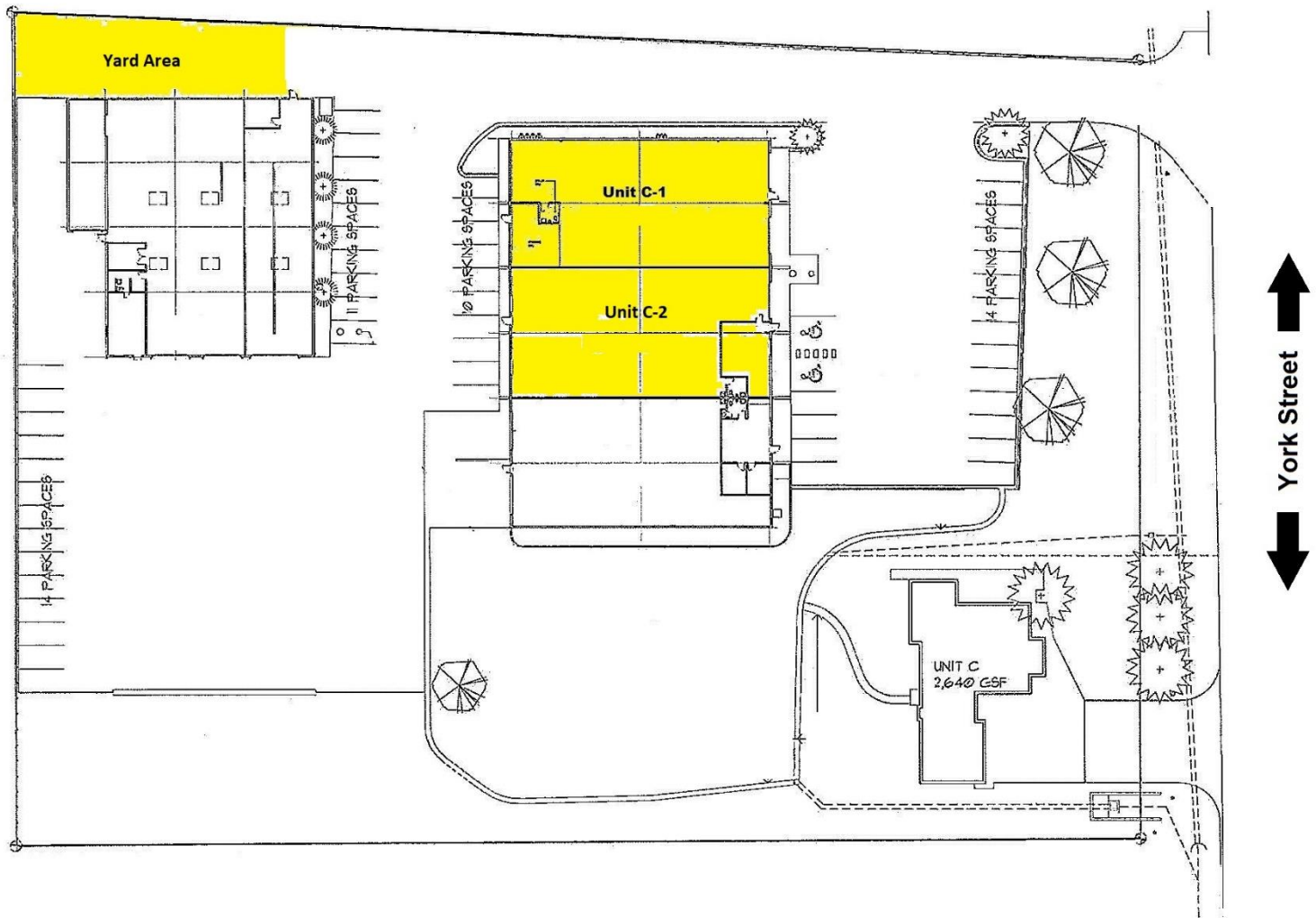
The Sherman Agency, Inc.
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All information furnished in this presentation regarding this property for lease has been secured from sources we believe to be reliable. However, we accept no responsibility for its correctness and encourage the verification of all numbers prior to making any financial decisions.

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