



4945

MOLINE STREET



9,252 SF

Industrial Space For Lease | Denver, Colorado 80239

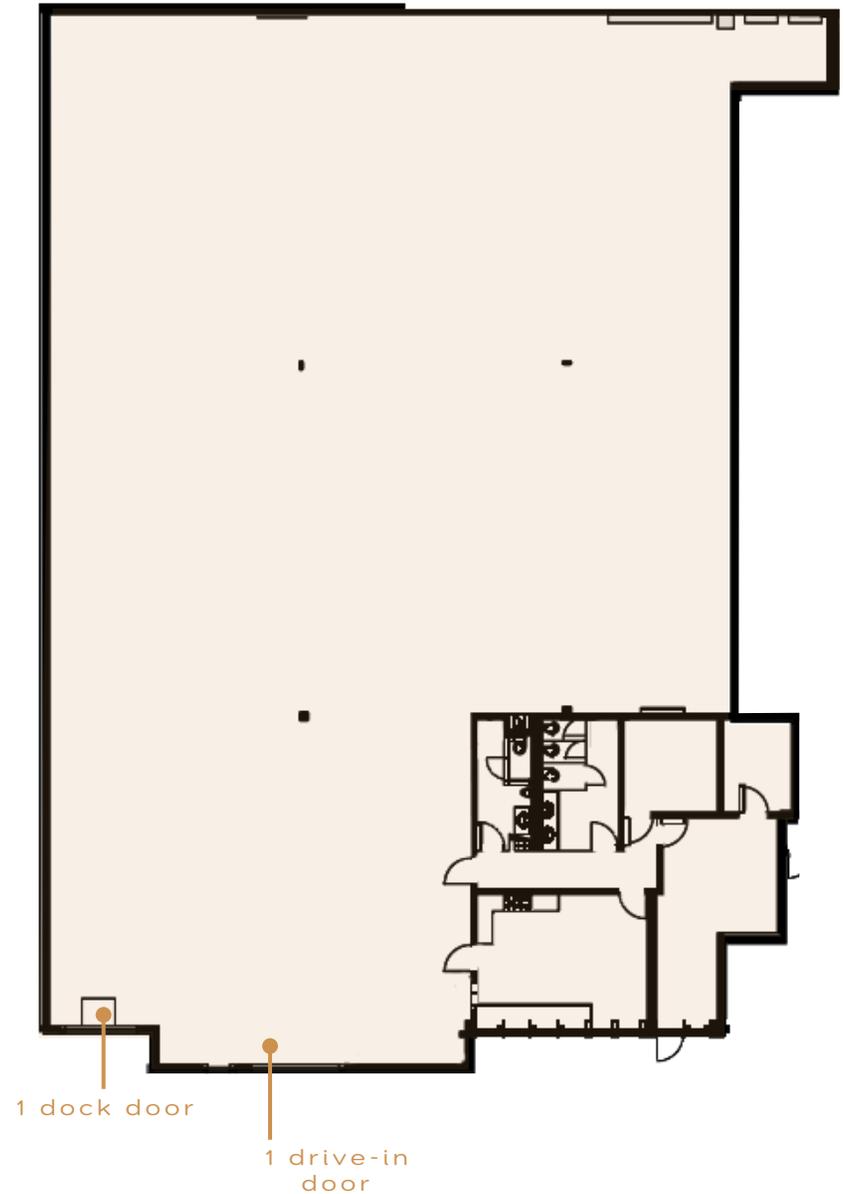
 CUSHMAN &
WAKEFIELD



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9,252 SF Available

- 965 SF of office space
- One (1) dock high door
- One (1) drive-in door (9'x12' with ramp)
- 21' clear height
- Sprinklered
- I-B, UO-2 Zoning
- Available within 30 days notice
- Contact agent for lease rate
- \$4.07/SF 2025 operating expense
- 800a/277/480v power (TBV)



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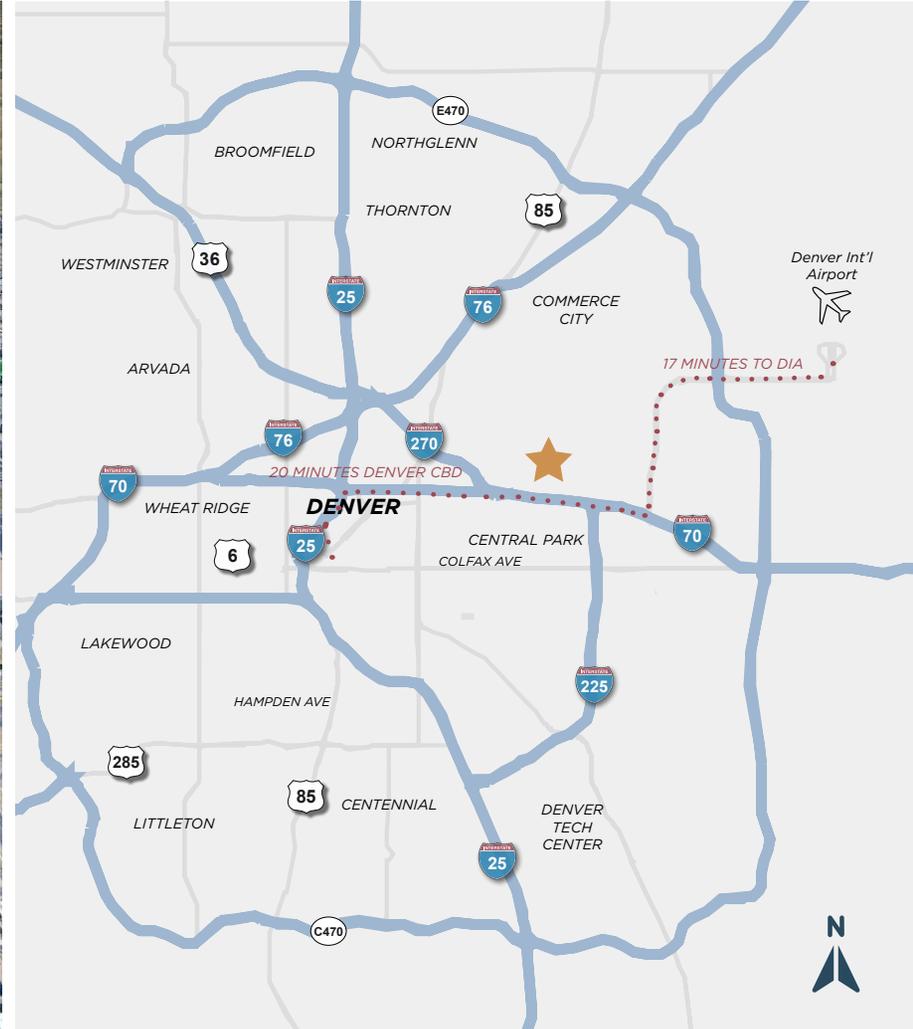
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EFFICIENT LOCATION

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