

8567 W. 108th Ave.

Westminster, CO 80021

YARD STORAGE OPPORTUNITY FOR LEASE

3.58 AC | 2,688 SF

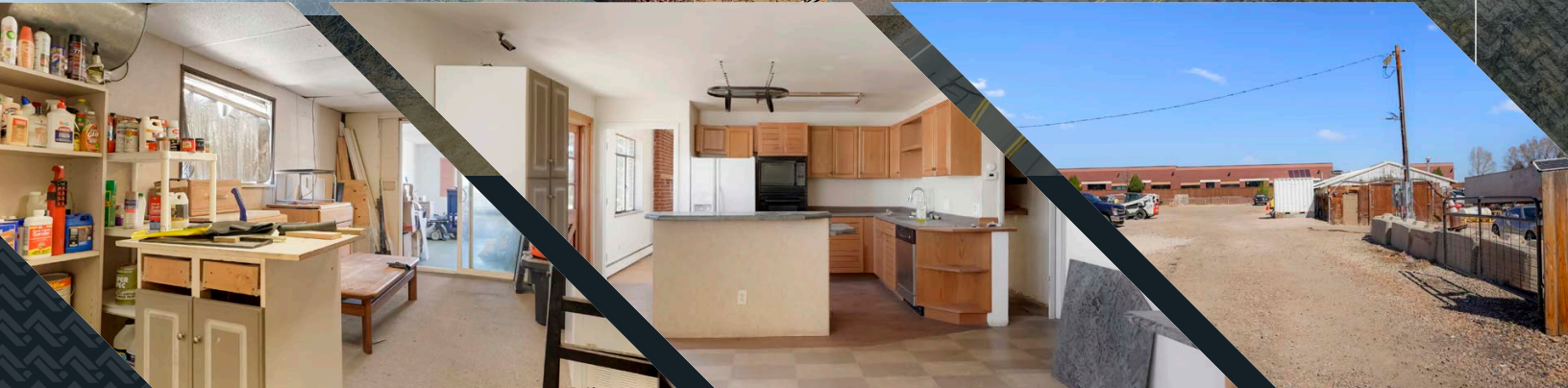
Large 3.58+ acre site allows for flexible outdoor use / IOS potential



Low building coverage with yard/storage area



Infill Westminster location near US-36 with strong access to Denver/Boulder corridor



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2,688 SF
3.58 AC

LEASE RATE:
\$6,000
(Per Acre/Per Month) + NNN

Prime IOS / Yard Storage opportunity on 3.58 acres in Westminster. This site is well suited for landscapers, construction companies, trucking companies etc. that need office and yard for trucks, materials and equipment. Ideal for investors or developers looking to capitalize on a strategically located site with strong industrial or office-use potential.



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PROPERTY DETAILS



RBA:
2,688 SF



Zoning:
I-3 (Unincorporated
Jefferson County)



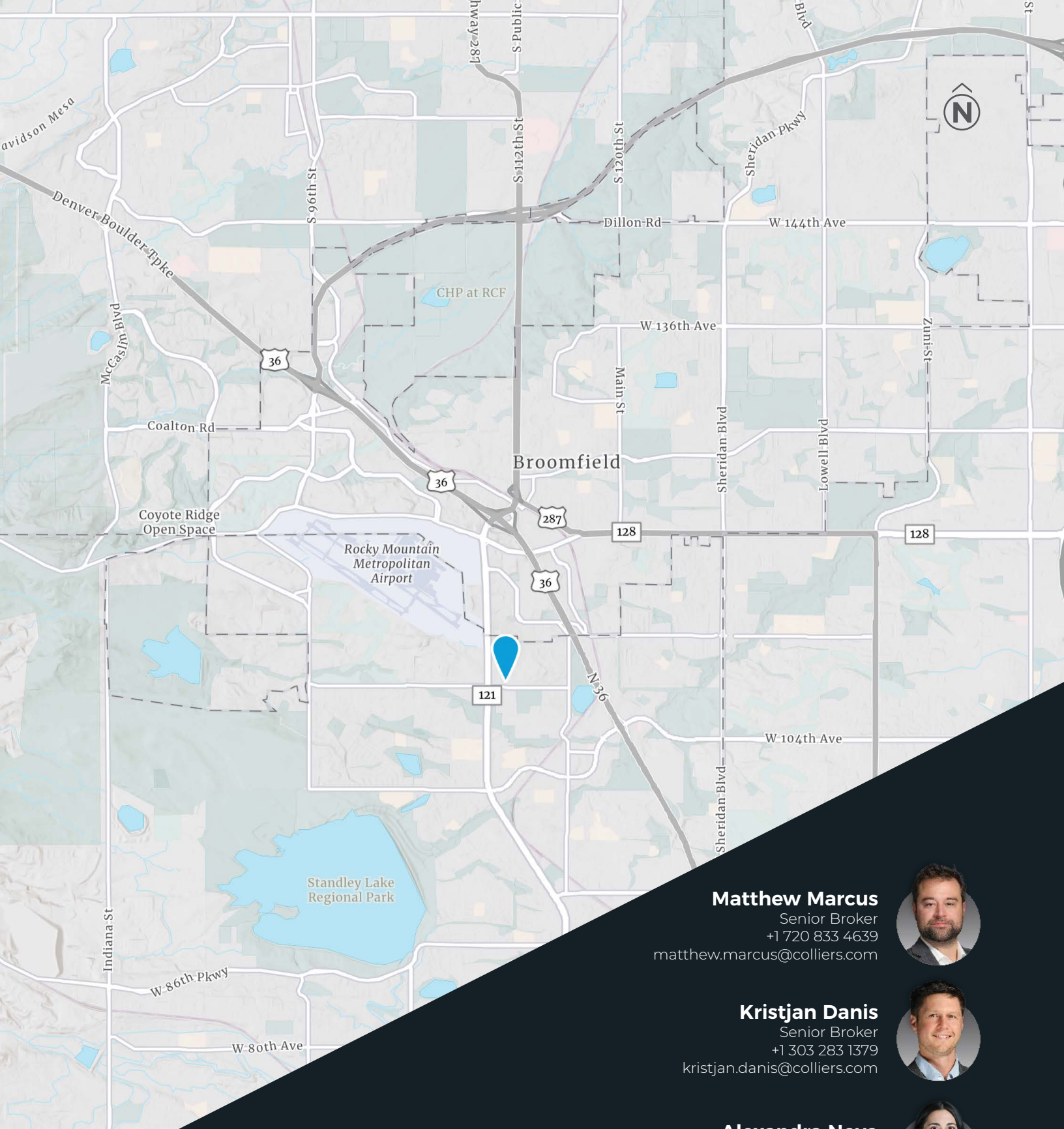
Land:
3.58 AC



Year Built:
1958

Office Space





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