OFFICE/WAREHOUSE SPACE FOR LEASE

Clear Creek Business Center 6870 N. BROADWAY | UNIT M | DENVER, CO 80221



Building Information

| > | Space Available: | 1,635 SF |
|---|------------------|--|
| > | Available: | April 1, 2023 |
| > | Office: | 100% Warehouse/Dead Storage |
| > | Power: | 100 Amp, 120/208 volt, 3-Phase (to be verified) |
| > | Zoning: | PUD |
| > | Parking: | 2.7:1,000 SF parking ratio |
| > | Lease Rate: | \$10.00/SF NNN |
| > | Est. Op. Ex: | \$5.21/SF |

T.J. SMITH, SIOR 303 283 4576 tj.smith@colliers.com

MATT KEYERLEBER 720 284 7100 matt.keyerleber@colliers.com

Highlights

> High speed Internet access available

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- > Individual HVAC units
- Highly visible and accessible at the confluence I-25, US-36, and I-76
- > Responsive, professional management
- For more information please visit: www.clearcreekleasing.com

Accelerating success.

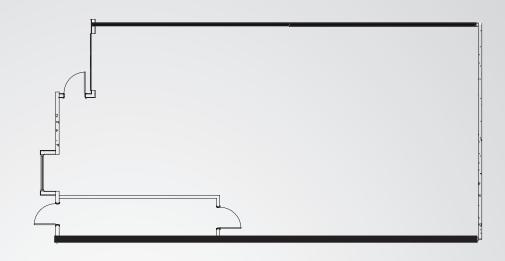
Clear Creek Business Park 6870 N. Broadway Unit M Denver, CO 80221

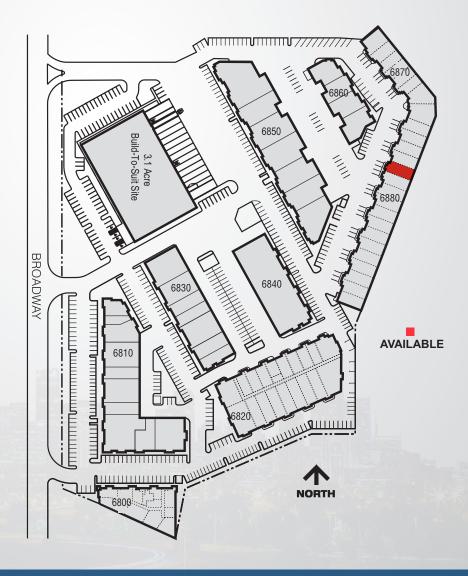
Contact Us

COLLIERS INTERNATIONAL DENVER 4643 South Ulster Street Suite 1000 Denver, CO 80237 MAIN +1 303 745 5800 FAX +1 303 745 5888

www.colliers.com









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