



Colliers

OFFICE/WAREHOUSE SPACE
FOR LEASE

Clear Creek Business Center

6810 N. BROADWAY | UNIT C | DENVER, CO 80221



Building Information

- › Space Available: 2,837 SF
- › Available: October 1, 2023
- › Office: 50%
- › Zoning: PUD
- › Parking: 2.7:1,000 SF parking ratio
- › Loading: One (1) Drive-In Door
- › Sprinkler: No
- › Lease Rate: \$11.50/SF NNN
- › 2023 Est. Op. Ex: \$5.21/SF

Highlights

- › High speed Internet access available
- › 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

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Accelerating success.

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