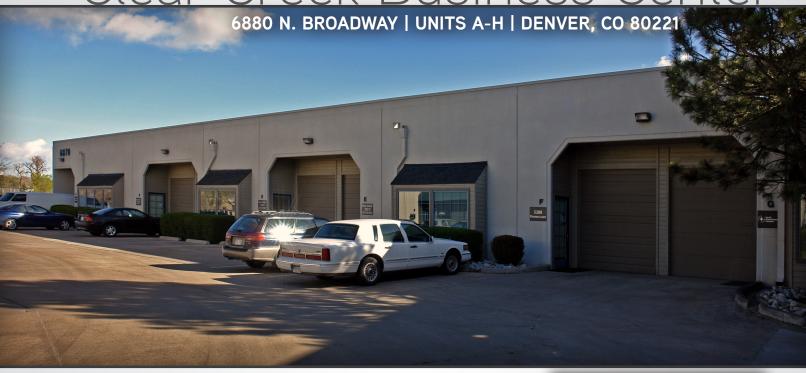


OFFICE/WAREHOUSE SPACE FOR LEASE

Clear Creek Business Center



Building Information

Space Available: 3,087 SF - 13,560 SF

> Available: 30 Days

> Office: TBD

> Zoning: PUD

> Loading: Drive-In

> Sprinkler: Yes

> Lease Rate: Subject to Quote

> Est. Expenses: \$6.28/SF

Highlights

- Former pharmaceutical lab
- 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

T.J. SMITH, SIOR 303 283 4576 tj.smith@colliers.com MATT KEYERLEBER 720 284 7100 matt.keyerleber@colliers.com

Accelerating success.

Clear Creek Business Park 6880 N. Broadway Units A-H Denver, CO 80221



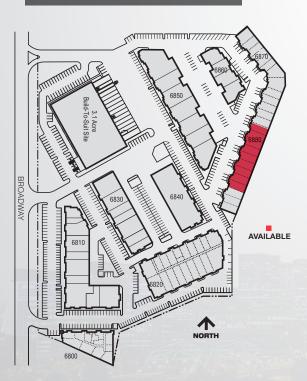
BROKERAGE DISCLOSURE

Contact Us

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Units A-H 3,087 SF - 13,560 SF

