

OFFICE/WAREHOUSE SPACE
FOR LEASE

Clear Creek Business Center

6850 N. BROADWAY | UNIT E | DENVER, CO 80221

Building Information

- > Space Available: 5,086 SF
- > Available: April 1, 2024
- > Office: 25%
- > Zoning: PUD
- > Loading: One (1) Drive-In and One (1) Dock High
- > Sprinkler: Yes
- > Lease Rate: \$11.00/SF NNN
- > Est. Op. Ex: \$6.28/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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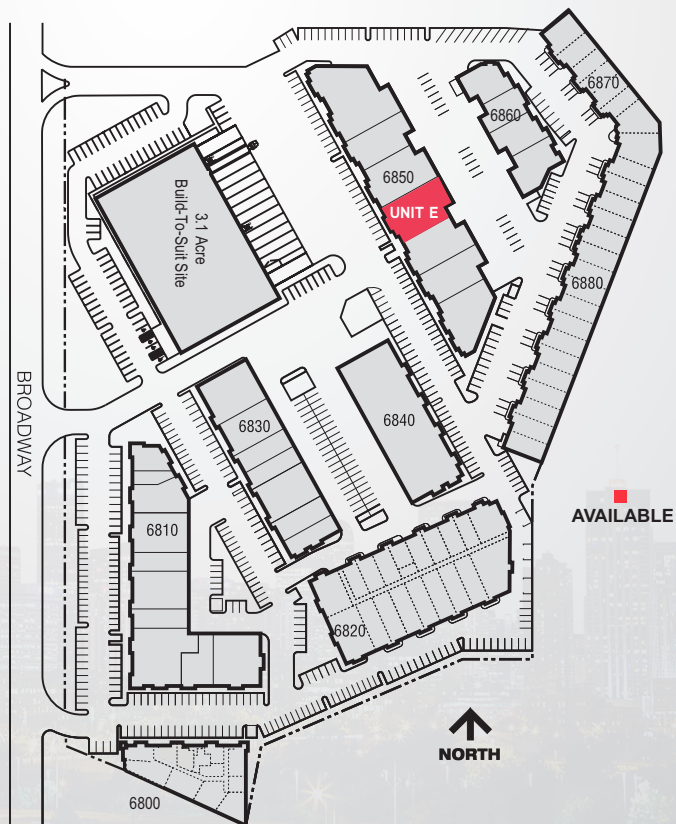
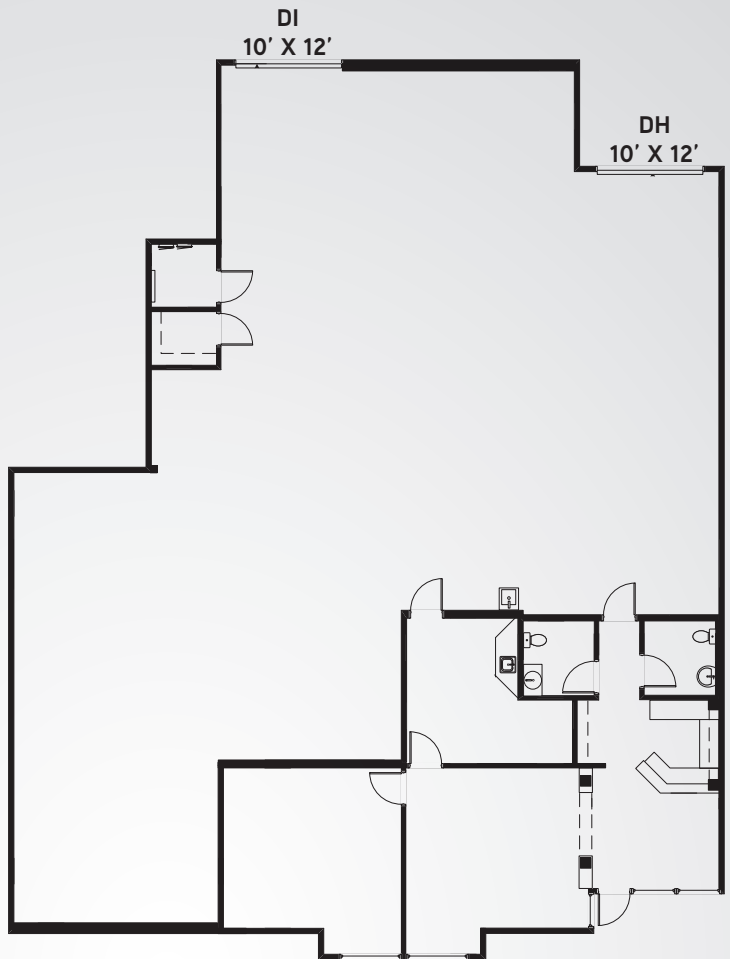
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Accelerating success.

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