

MICHAEL BLOOM REALTY COMPANY

300 S. Jackson St. Suite 440 • Denver, CO 80209
Main (303) 295-2525 • Fax (303) 298-1919



**CENTRAL LOCATION
6TH AVE & I-25**

**AVAILABILITY:
NONE-FULLY LEASED**

2300 W 2ND AVENUE, DENVER, COLORADO 80223



PROPERTY DESCRIPTION:

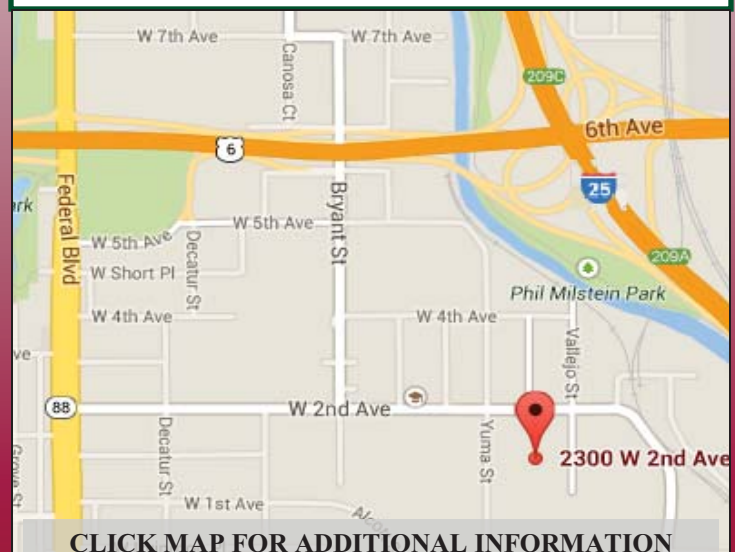
CONVENIENTLY LOCATED, WELL BUILT AND MAINTAINED CONCRETE BUILDING. HIGHLY ADAPTABLE FOR USE AS WAREHOUSE, SHOWROOM, MANUFACTURING, DISTRIBUTION, OR SERVICE FACILITY

IMPORTANT FEATURES:

- LOADING: DOCK HIGH & DRIVE-IN
- CLEAR HEIGHT: 12'
- POWER: 3 PHASE
- INTERNET PROVIDER: COMCAST
- GENEROUS PARKING AND LOADING

\$5.50 SF NNN (\$1.95 SF)*

*Based on CAM Reconciliation for year-ending 12/31/17



CLICK MAP FOR ADDITIONAL INFORMATION

Space Availability:

Unit Available	Total SQ FT	Office SQ FT	Loading	Power
				Three Phase

