

Industrial Suites For Lease



6565 S. Dayton St Suite 3000
Greenwood Village, CO 80111
Phone: 303-692-1816



YOUR NAME HERE

METAL FAB & WELDING
STAINLESS STEEL ALUMINUM
BRASS COPPER
303.478.6212

3050-3080 S. Vallejo St - Englewood, CO 80110

For Lease:
\$10.00 psf
NNN

\$2.54 psf
2018 Est CAM

Property Facts:

16,912
SQFT Rentable Area

33,810
SQFT Lot Size

1974
Year of Construction

I1
Englewood Zoning



For more information, please call:
Jeremiah Maupin 303-819-9135
John V Propp 303-692-1816

Suite Characteristics:

Call
303-692-1816
for more info

4,607
to
10,610
RSF

1
Shared
Loading
Dock

2nd Story
Offices
or
storage

700
SQFT
Fenced
Yard

New Roof
Installed
2007

120-208V
240A
3 Phase
Power



18'6"
Ceiling
Height

2-5
Drive in
Doors
(12'x10' &
8'x10')

8-16
Parking
Spaces



Suite Notes & Area

Suite Notes:

This 4,607 square foot end cap industrial suite, with high ceilings (18'6" clear), front and rear drive in doors, ample power, and wide-open configuration make it an ideal location for a multitude of businesses. An adjacent side yard for storage and the flexibility to use interior 1st and 2nd floor rooms as either office, or storage make this a great opportunity. The suite sits adjacent to a suite, consisting of 4,435 square feet, that may be coming available soon. Combining these contiguous suites for a total of 9,042 square feet is possible.

Area Notes:

The subject property is located in the Lower South Central Denver Industrial Market, which resides in an area with quick access to I-25, US 6, Hwy 285, I-70, and Downtown Denver, making it extremely desirable to distributors, manufacturers, and other Industrial users.





WE WORK HARD, WE FIND SOLUTIONS, WE DELIVER RESULTS.

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