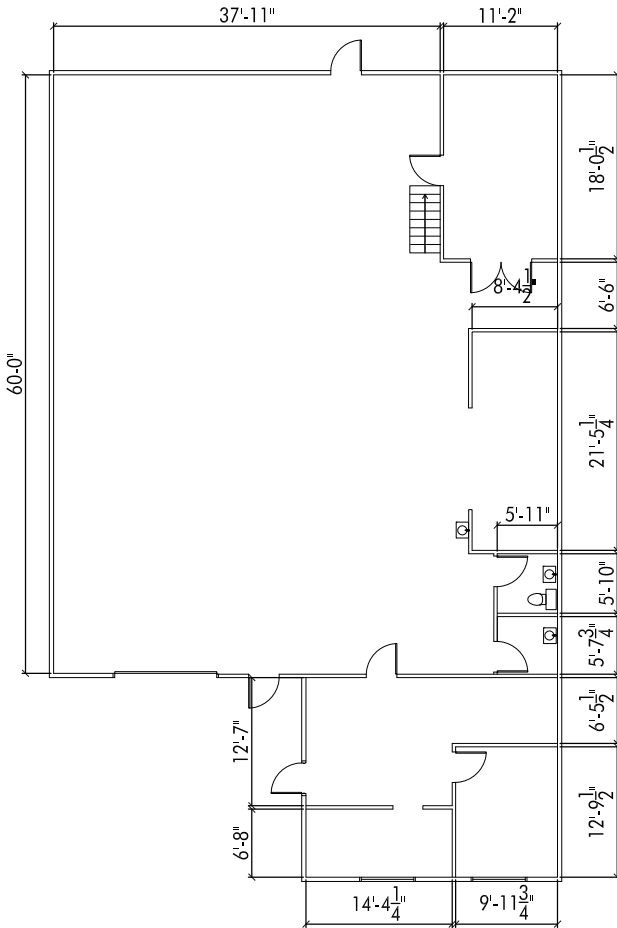




KEW Industrial Park
7015 Julian Street, Westminster, CO 80030



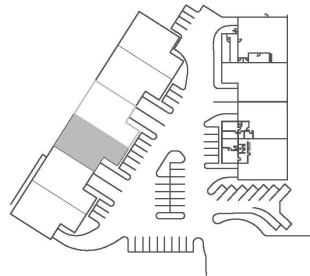
Warehouse-Flex Space For Lease



PROPERTY DESCRIPTION

Unit	KEW West #7
Total Size	3,500 SF
Offices	~ 130 SF and 98 SF
Clear Height	16'-18'
Loading	(1) Grade Level Door
Power	<ul style="list-style-type: none">• 208/120 Volts• 100 Amps• 3 Phase• 28 Breakers
Rate	\$8.50 NNN
Available	1/1/2022
Other	<ul style="list-style-type: none">• Located within walking distance of RTD B-Line Westminster Station• Located in Adams County Enterprise Zone

UNIT 7
3,500 SF



PROPERTY DETAILS: KEW INDUSTRIAL PARK

Address: 3200 - 3240 W. 71st Ave
7015 - 7101 Julian St

City: Westminster

County: Adams

Building Size: 82,659 SF

Number of Buildings: 4

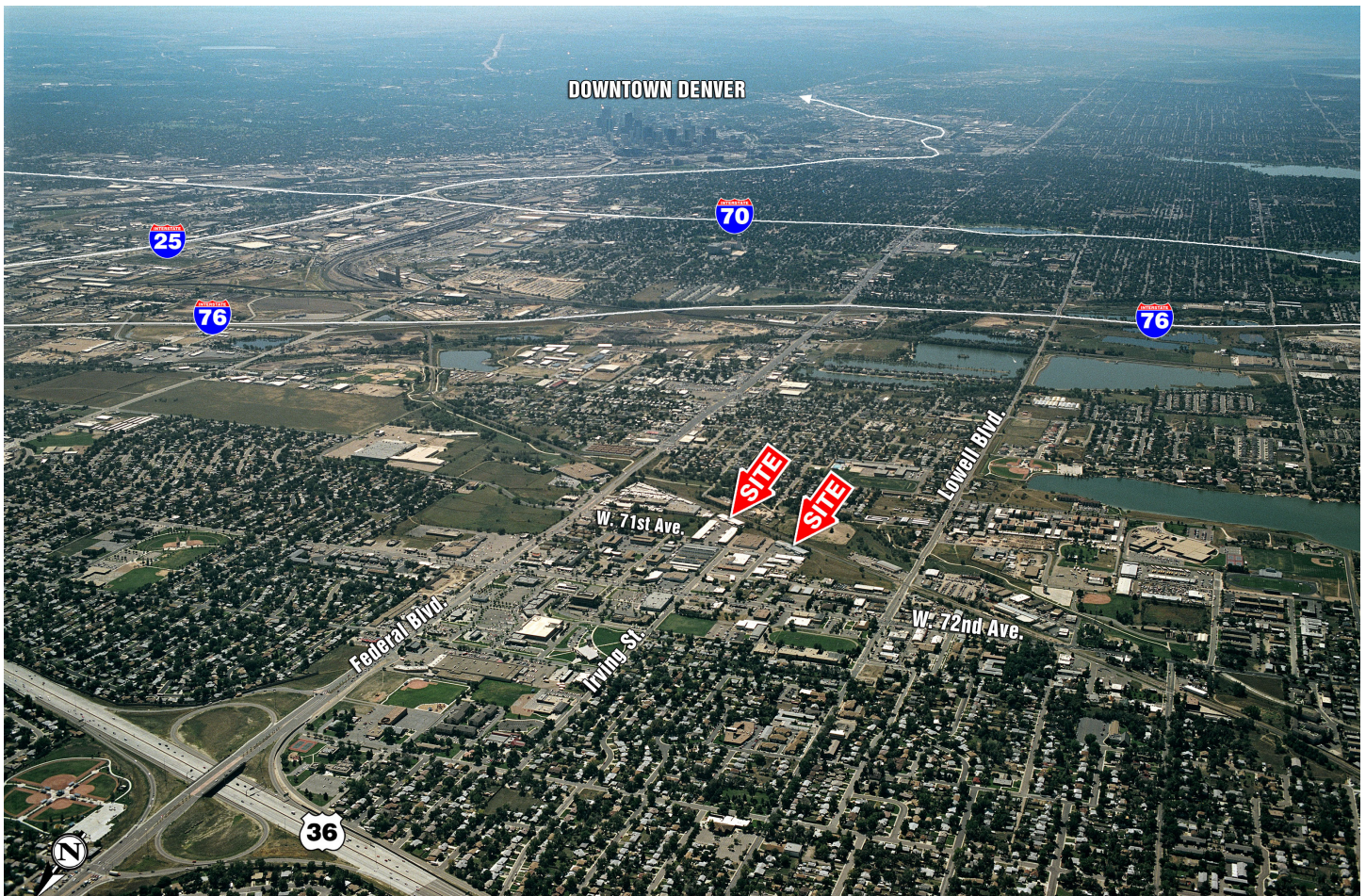
Year of Construction: 1974 & 1977

Owner: KEW Realty Corporation

Location: Central, Federal Blvd., exit off US-36, I-76, I-25. Located within an Adams County Enterprise Zone. Near RTD FasTracks commuter rail stop.



LOCATION



All information contained in this brochure, while not guaranteed, is obtained from sources deemed reliable. No representation is made as to the accuracy thereof and is submitted subject to errors, omissions, change of price, withdrawal or other conditions, without notice. It is the responsibility of either you or your agent to verify its accuracy.

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KEW
Realty Corporation