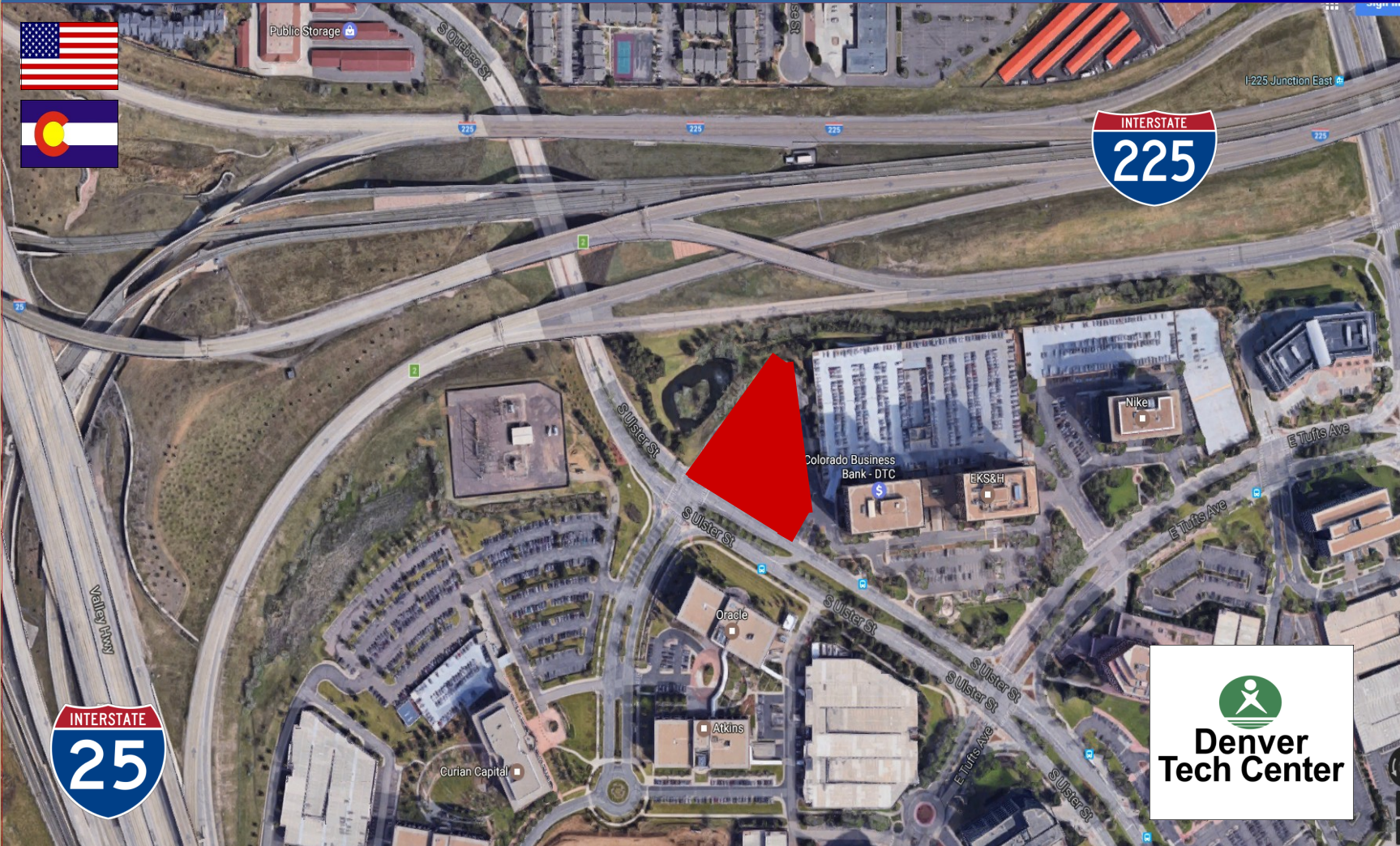


LAND FOR SALE-4552 SOUTH ULSTER ST.



BUELL



4552 South Ulster Street, Denver, Colorado 80237

ROCHE FORE | (303) 320-6929 Ext. 230 or roche@buellco.com

BUELL & COMPANY | 50 South Steele Street, Suite 1000 | Denver, Colorado | 80209

PROPERTY SUMMARY



BUELL

Buell & Company is pleased to present to qualified developers the opportunity to purchase approximately undeveloped parcel located on the southeast corner of S. Ulster Street and E. Technology Way, in DTC, Denver, Colorado.

SITE INFORMATION

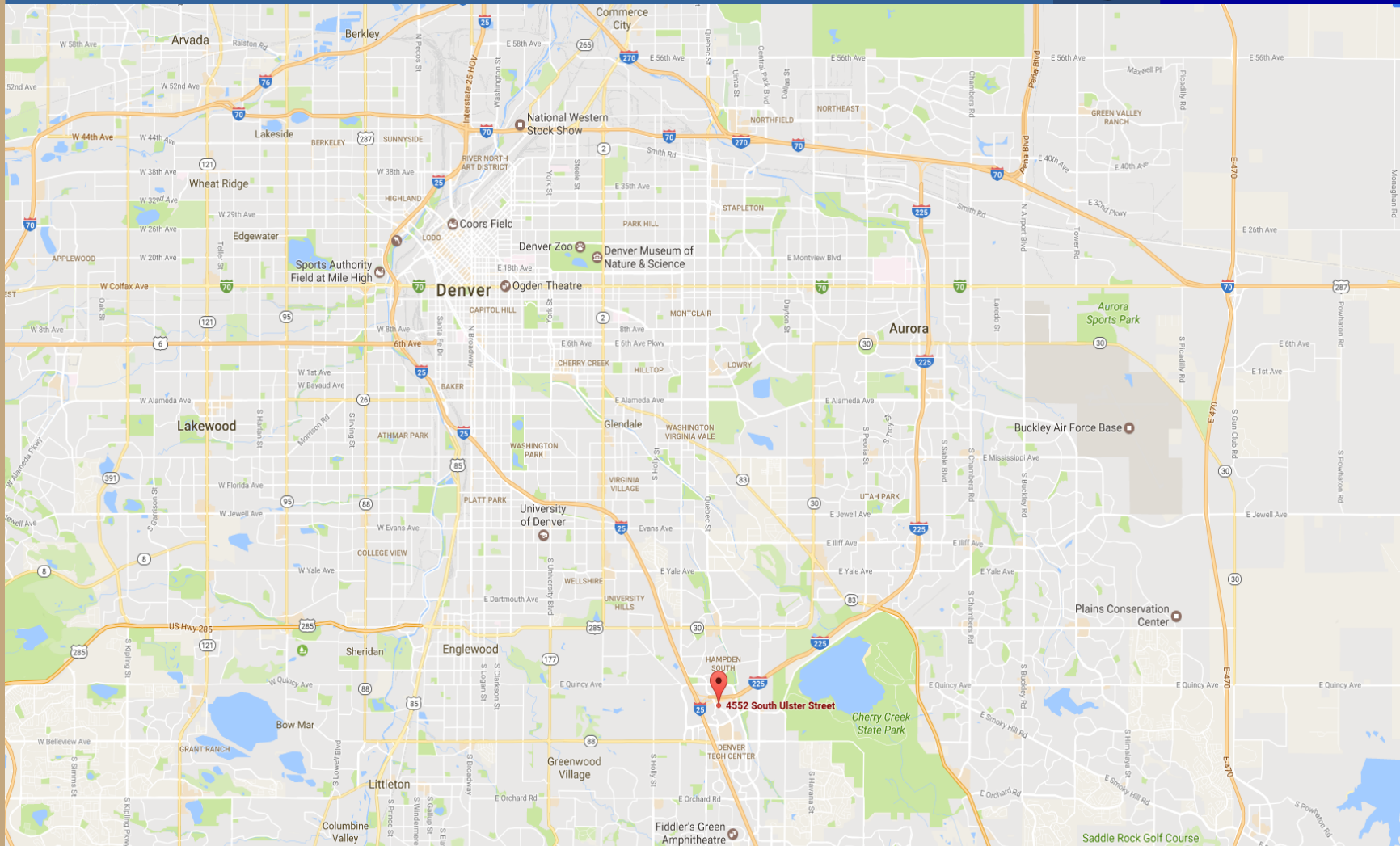
- Location: 4552 S. Ulster Street, Denver, Colorado 80237
- City: City of Denver
- County: Denver County
- Size Acres: +/- 1.42 Acres
- Size Sqft.: +/- 61,770 Sqft.
- Condition: Vacant Land
- Zoning: B-8 / UO-1, UO-2 Commercial
- Utilities: Inverness Water & Sewer / Adjacent to Site
- Price: \$3,000,000.00
- PPSF: \$ 48.57 PSF

4552 South Ulster Street, Denver, Colorado 80237

AREA MAP



BUELL



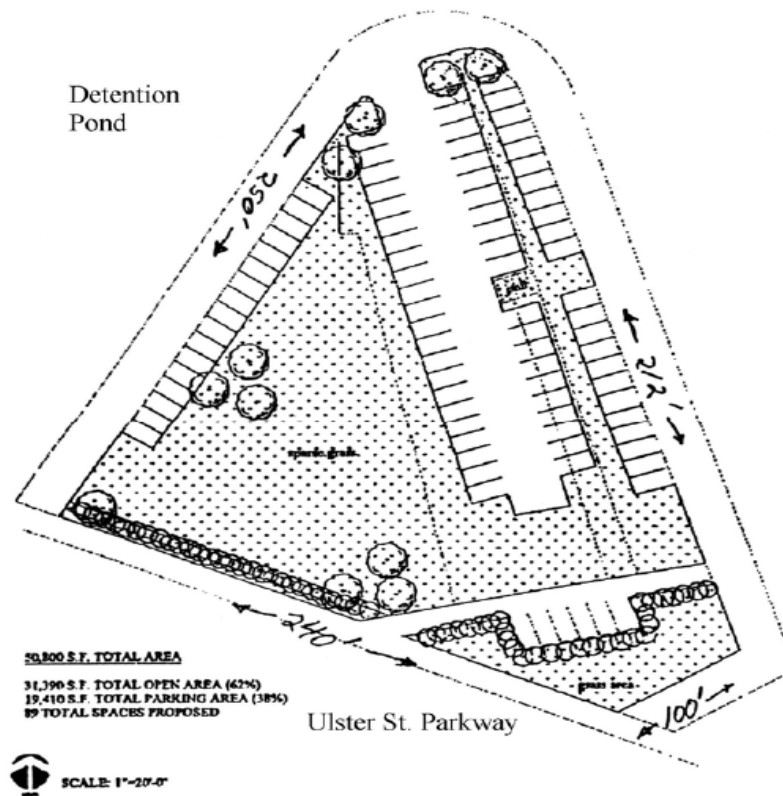
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Stanford III



4552 South Ulster Street, Denver, Colorado 80237