

WAREHOUSE/
OFFICE FOR LEASE

INTERSTATE DISTRIBUTION CENTER

4650 LEYDEN STREET, UNIT F :: DENVER, COLORADO 80216

11,654 SF
AVAILABLE

LOCATED IN THE DENVER
ENTERPRISE ZONE



LOCATION:	I-70 & Monaco
AVAILABLE:	11,654 SF
OFFICE SF:	4,426 SF
CLEAR HEIGHT:	22'
LOADING:	2 docks, 1 leveler
SPRINKLERED:	Yes (.35/1500)
ZONING:	I-B
YOC:	1984
LEASE RATE:	\$4.95/SF NNN
EXPENSES:	\$1.46/SF

LOCATION MAP



BUILDING FEATURES

- :: Small dock-high unit
- :: Dock leveler and skylights
- :: Radiant heat in warehouse
- :: Easy access to I-70 and I-270
- :: Located in Denver Enterprise Zone

FOR MORE
INFORMATION
PLEASE
CONTACT

Paul Kluck, SIOR

First Vice President

720.528.6405

paul.kluck@cbre.com

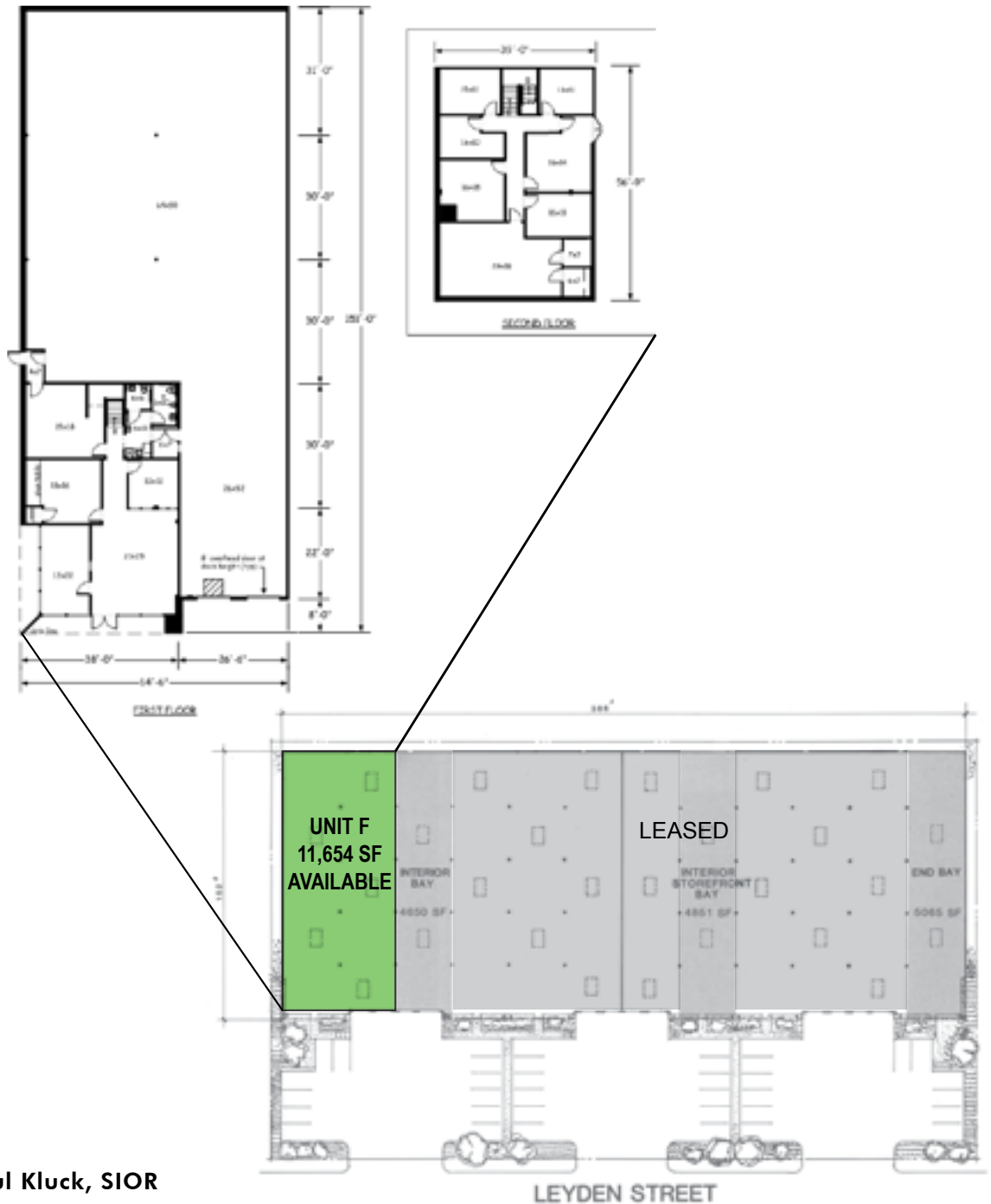
CBRE

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BUILDING PLANS



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CBRE, Inc. | 8390 E. Crescent Parkway | Suite 300 | Greenwood Village, CO 80111 | www.cbre.com/denver

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