

LAND OFFICE INDUSTRIAL RETAIL INVESTMENTS

# DENVER OFFICE SPACE FOR LEASE

788 W. 8th Avenue, Denver, CO 80204



www.FullerRE.com



|                  |                       |
|------------------|-----------------------|
| <b>Available</b> | 2,500± SF - 2nd story |
| <b>Building:</b> | 10,366± SF            |
| <b>Parking:</b>  | 4 Spaces              |

|                   |  |
|-------------------|--|
| <b>For Lease:</b> | \$2,200/month plus utilities   |
| <b>Amenities:</b> | <ul style="list-style-type: none"><li>◆ In-suite Kitchenette,</li><li>◆ Private Suite Entrance</li><li>◆ Balcony</li><li>◆ Furniture</li></ul> |

Retail, showroom and office opportunity located on 8th Ave just east of Santa Fe near Santa Fe Arts District and Denver Health. This property is zoned C-MS-5: [Denver Zoning Code](#) and can be used for a variety of retail, office and some industrial uses that would require further review from the City; such as food preparation facilities, light: manufacturing, fabrication & assembly. This property offers on site parking, warehouse area, and there is great visibility for signage. Office furniture and cubicles are optional with lease.

## For Lease: \$2,200/mo. includes 4 Parking Spaces

[View Brokerage Disclosure](#)  
[CLICK HERE](#)

**Fuller Real Estate**  
(303) 534-4822

**Brian Baker**  
(720) 287-5416 direct  
(720) 280-4733 mobile  
BBaker@FullerRE.com

**Tanner Fanello**  
(720) 306-6022 direct  
(303) 945-1335 mobile  
TFanello@FullerRE.com

