

LAND OFFICE INDUSTRIAL RETAIL INVESTMENTS

INDUSTRIAL COMPLEX FOR SALE

6885 Lowell Blvd., Westminster, Colorado



www.FullerRE.com



Buildings:	26,291± SF (multiple buildings)	FOR SALE:	\$2,510,000
Lot:	2.41± Acres	Taxes:	\$42,368.08 (2018)
Zoning:	PDP/ODP; Comp Plan - Light Industrial/Flex	Curb Cuts:	3 Existing
Construction:	Twin-T and Metal	Loading:	8 Drive-In; 3 Dock-Hi
Parcels:	3 - Find Parcel Numbers on Site-Plan (back of brochure)	Power:	3-Phase; 300 KVA transformer



Fuller Real Estate
5300 DTC Pkwy., #100
Greenwood Village, CO 80111
(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

Jason Russ
(720) 974-2794 direct
(609) 240-6549 mobile
JRuss@FullerRE.com



DEMOGRAPHICS (CoStar 2019)

	1 Mile	3 Mile	5 Mile
Population:	16,461	140,055	379,912
Households:	6,255	52,467	151,723
Median Income:	\$53,141	\$57,203	\$62,013
Employees:	5,564	43,171	142,289
Businesses:	560	4,655	14,814

Traffic Counts: (CoStar 2018)
W 68th Ave @ Lowell Blvd; 5,528vpd

Hidden Lake

NORTH LOWELL BOULEVARD

