

QUALITY OFFICE/FLEX SPACE AVAILABLE

355 Inverness Business Center is a four building, multi-tenant office/flex facility containing 100,657 rentable square feet. This property offers a quality design with mature, well-maintained landscaping.

FEATURES

Zoning	L1 - Light Industrial
Construction Type	Steel frame, concrete split faced block exterior walls and glass storefronts
Loading	Dock and drive-in doors for easy access and maximum productivity
Year Built	1984
Parking Ratio	2.2 per 1,000
Access	Easy access to I-25, E-470 and County Line Road Close proximity to restaurants and hotels
NNN Expenses (2014)	\$4.42/SF (Estimated)

Lease rates and terms are negotiable.

CONTACT

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Please see reverse for floor plan and space features ►

SUITE 359K
8,577 SF

Lease rates and terms are negotiable.

SPACE FEATURES

Office Space

6,527 SF finished

Clear Height

14'

Loading

2 Drive-in doors (10' x 14')

Power

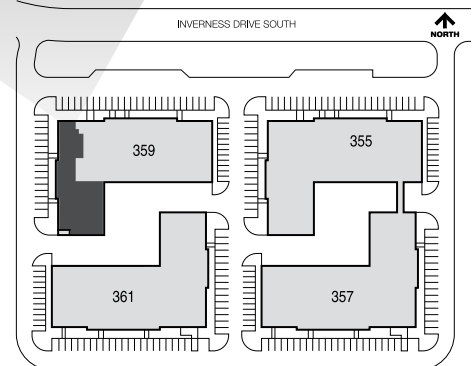
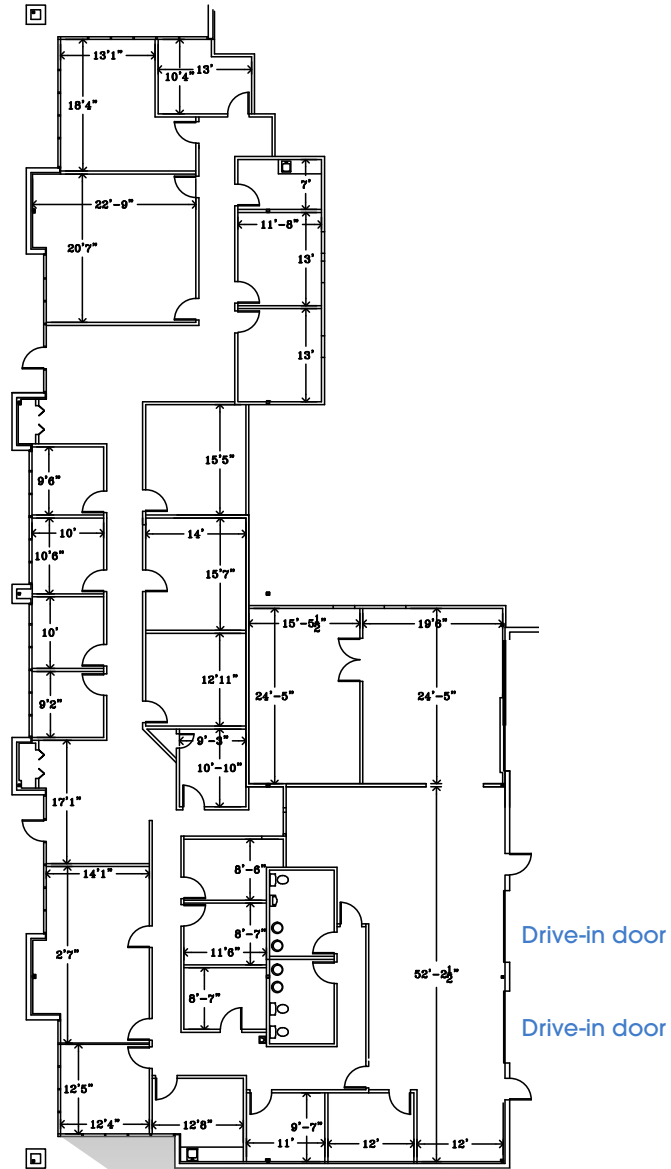
200 Amp, 120/208 volt, 3 phase
(To be verified)

Column Spacing

26' x 42'

Finishes

- T8, energy efficient lighting
- New paint throughout



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