



**5880 W. 88TH AVENUE**  
Westminster, Colorado 80031



## PROPERTY FEATURES

- Anchor Tenant - Appliance Factory Outlet
- Easy access to Hwy 36 and Wadsworth Blvd.
- High traffic counts
- Excellent visibility
- Highly visible signage
- Aggressive lease rate
- Exceptional co-tenancy

## PROPERTY SPECIFICATIONS

<b>Available SF:</b>	7,000-12,000 Retail
<b>Lease Rate:</b>	\$12.00-16.00 Modified Gross
<b>Parking Ratio:</b>	170 Parking Spaces
<b>Building Size:</b>	33,682 SF
<b>Year Built:</b>	1995
<b>Stories:</b>	1
<b>Zoned:</b>	Commercial

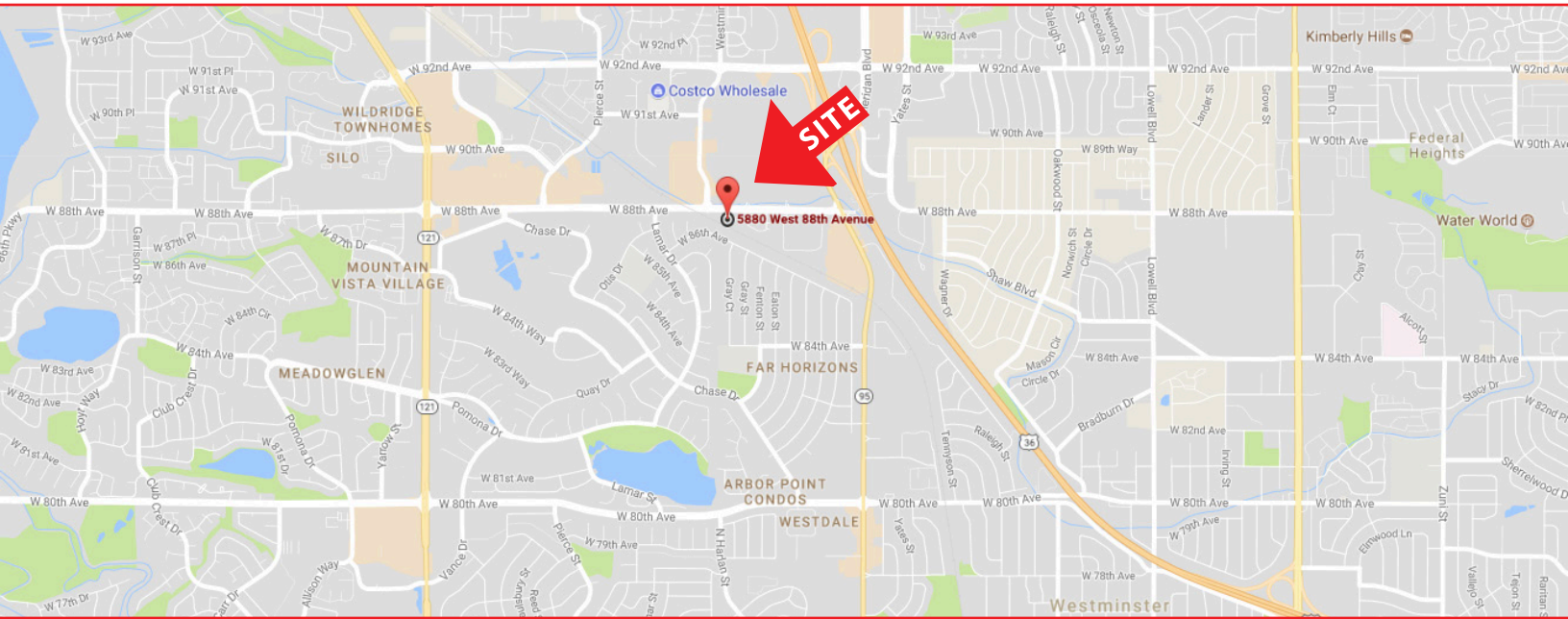
**FOR MORE INFORMATION CONTACT:**

**BARBARA CURRIE CARLSON**  
bcarlson@gcgcre.com | 720.839.7300



**GENESEE**  
COMMERCIAL  
GROUP, LLC

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No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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GENESEE COMMERCIAL GROUP, LLC | 710 KIPLING STREET, SUITE 403 | LAKEWOOD, COLORADO 80215 | WWW.GCGCRE.COM