

FOR LEASE | 2,400 SF

# SHOWROOM/OFFICE/RETAIL WAREHOUSE

4231

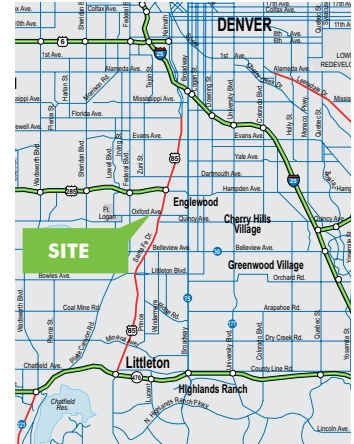
**S. NATCHES COURT, UNIT B**

OXFORD-SANTA FE BUSINESS PARK | ENGLEWOOD, CO 80110



## PROPERTY FEATURES

- + 3' x 8' backlit identification sign
- + Drive-in loading doors (10'x10')
- + On-site management
- + Close to Riverpoint Shopping Center, banks, restaurants, Target and Costco
- + Free tenant and customer parking
- + 200 yards to Oxford Light Rail Station
- + Individual meter in each unit for gas and electricity



[www.cbre.us/colorado](http://www.cbre.us/colorado)

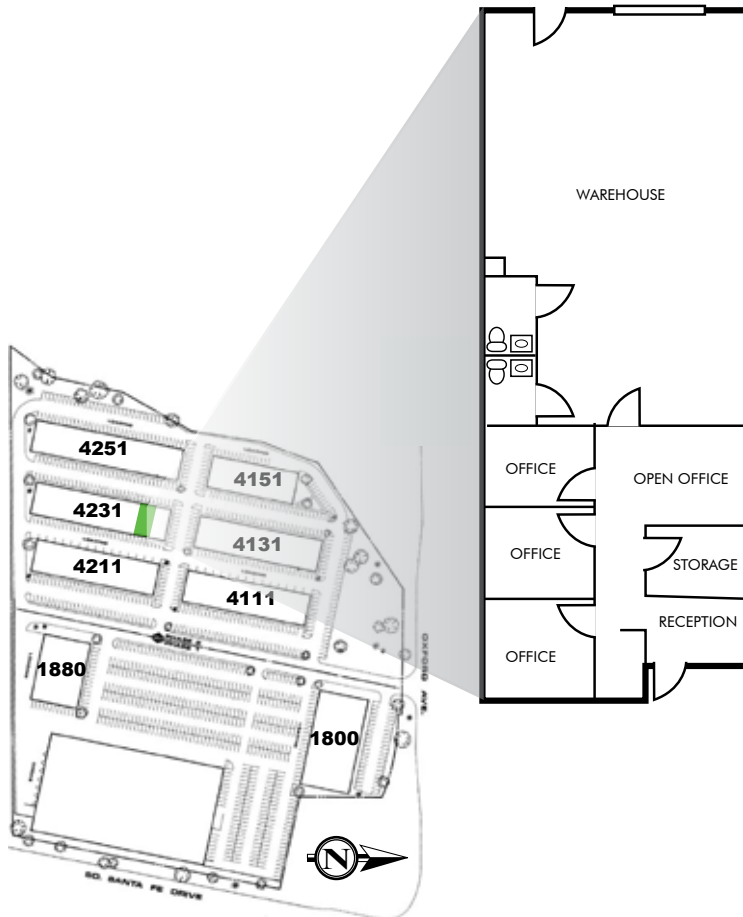
**CBRE**

# FOR LEASE UNIT B

4231  
S. NATCHES COURT  
OXFORD-SANTA FE BUSINESS PARK



## SITE PLAN



## BUILDING DETAILS

AVAILABLE:	2,400 SF
OFFICE AREA:	1,200 SF
LOADING:	1 drive-in door
ELECTRICAL:	100 amps, 3 phase
CLEARANCE:	12'
YEAR BUILT:	1983-1984
LEASE RATE:	\$8.50/SF NNN
NNN EXPENSES:	\$3.88/SF (2019)



## CONTACT US

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