



## 1346 W. Cedar Ave, Denver, CO

Industrial/Warehouse Unit with Fenced Yard for Lease

### FOR LEASE

#### PROPERTY HIGHLIGHTS

- Centrally located with easy access to I-25 via Alameda
- Drive-in Loading
- Fenced Yard (approx. 7,700 SF)



**AVAILABLE SPACE:**  
4,800 SF WAREHOUSE

**UNIT 1346:**  
\$7,200/MO + UTILITIES

For More Information, Contact:

**Steve Fletcher** | *Industrial Specialist*  
(720) 320-0366  
steve@grubercr.com



## AERIAL



### PROPERTY DETAILS

- **Warehouse:** 4,800 SF
- **Loading:** One (1) drive-in door
- **Zoning:** I-B
- **City/County:** Denver/Denver
- **YOC:** 1957



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