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2505 W 8th Ave, Denver, CO 80204

Warehouse Space For Lease

FOR LEASE

PROPERTY HIGHLIGHTS

- Central location with easy I-25 access
- I-25 visibility



UNIT 2525: 3,517 SF

UNIT 2531: 3,517 SF

UNIT 2656: 4,794 SF

LEASE RATE: \$14.00/SF NNN

For More Information, Contact:

Steve Fletcher | *Industrial Specialist*

(720) 320-0366

steve@grubercre.com

PROPERTY DETAILS

- **CAM Expenses:** \$4.50/SF
- **Loading:** Grade level & dock high loading
- **Year Built:** 1961
- **Zoning:** I-A
- **County:** Denver
- **Ceiling Height:** 14'



AERIAL



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