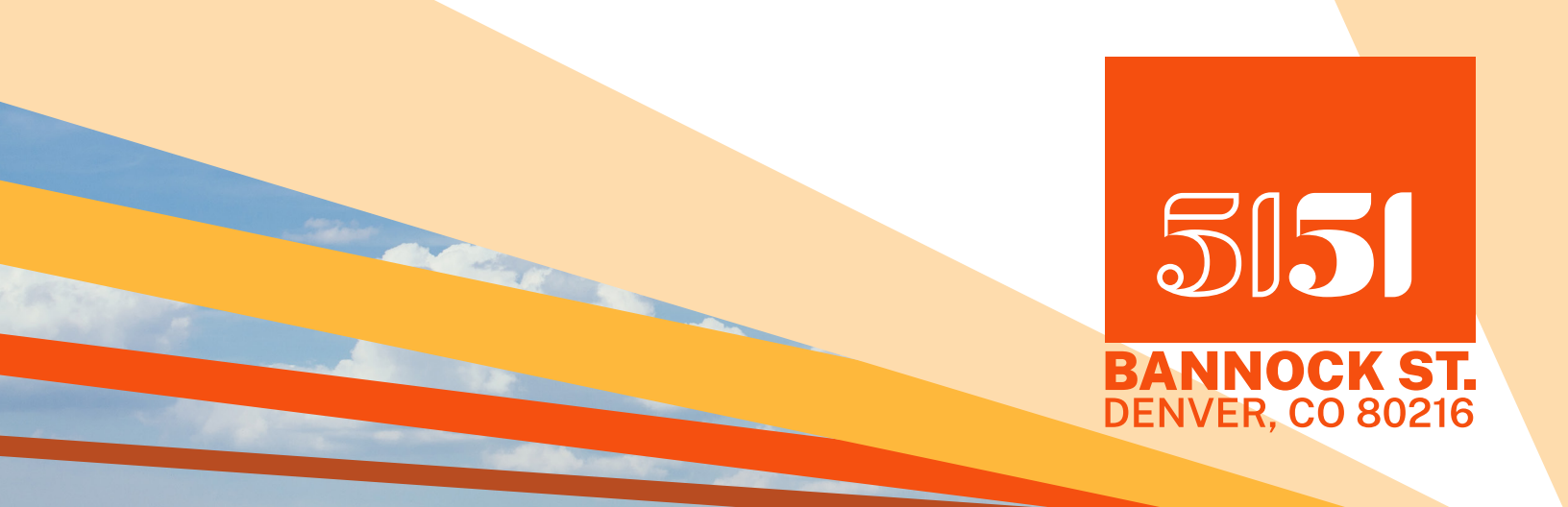




5151

BANNOCK ST.
DENVER, CO 80216

INDUSTRIAL/ FLEX SUBLEASE | 65,126 SF

PROPERTY DETAILS

Size:

| 65,126 SF

Office:

| +/- 7,500 SF

Rate:

| \$7.95/SF NNN

Est. Op. Ex.:

| \$3.40/SF
+est. \$2.00 for gas/
electric

Sprinklered:

| Yes

Clear Height:

| 17-18'

Loading:

| 6 Dock-High Doors
| One (1) 20'x14' Drive-In

Term:

| September 21, 2027

HIGHLIGHTS

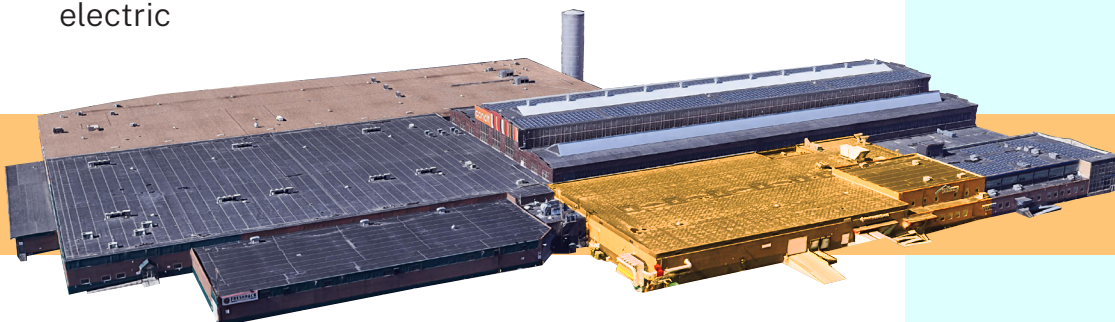
Dust Collection System In Place

Building Signage Visible From
Highway I-25

Electrical Distributed Throughout
Manufacturing Plant

Recently Installed Radiant Heat

Corporate Office Finishes

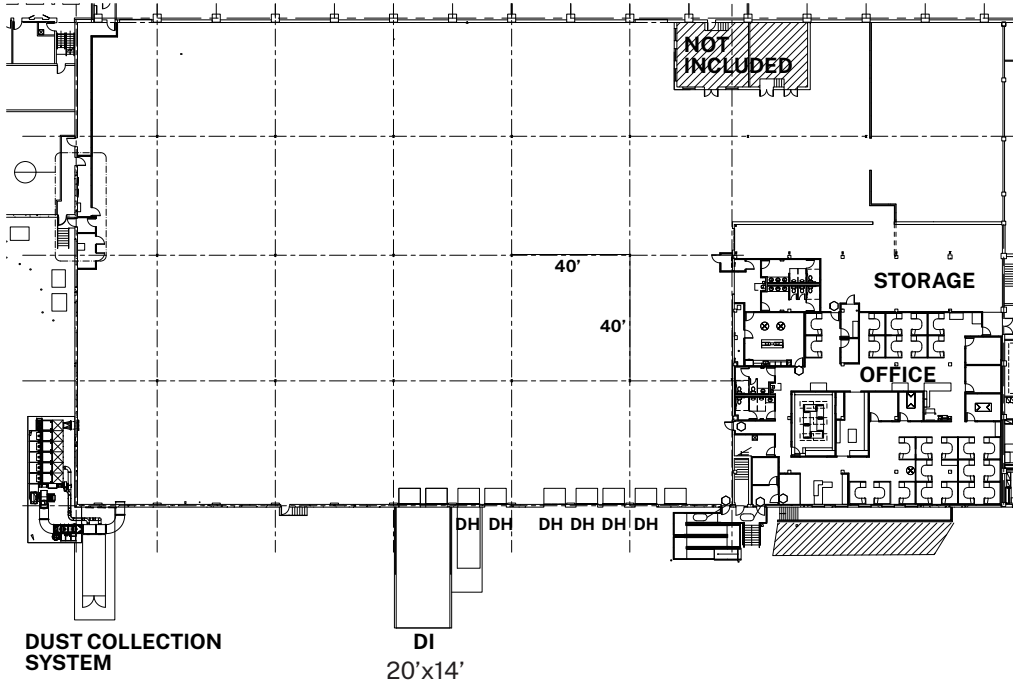


Colliers

5151

BANNOCK ST.
DENVER, CO 80216

SUBLEASE | 65,126 SF



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