

FOR LEASE

Owned and Operated by



Upland Park

14704 E. 33rd Place, Unit G | Aurora, CO 80011

±12,499 SF Available

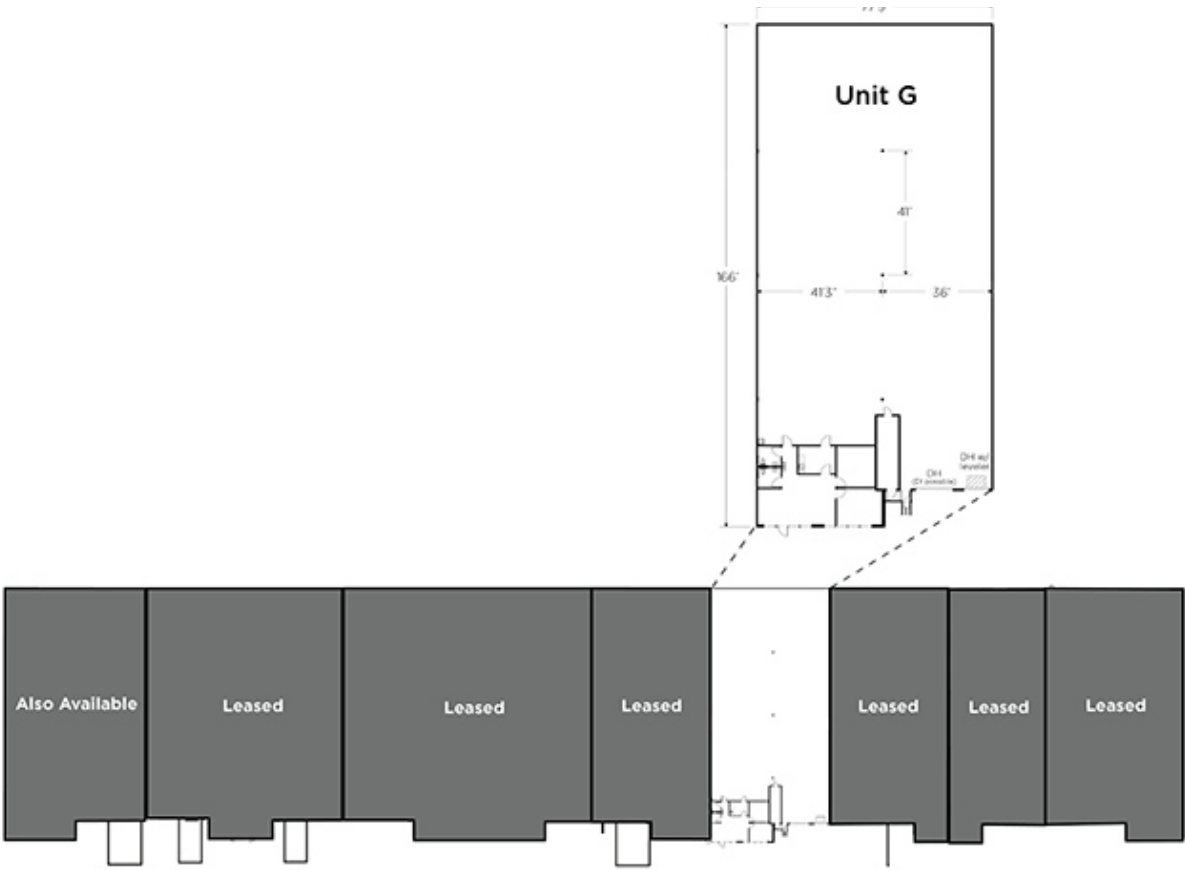


LEASING INFO & CONTACT

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PROPERTY FEATURES

Available	±12,499 SF
Office	±1,200 SF
Loading	2 Dock-high doors
Clear Height	22'
Sprinklers	Yes
Power	150 Amps, 120/480 volt, 3-phase (TBV)
Rail Service	Union Pacific (Active)
Zoning	I-1
Parking Ratio	1.3 : 1,000
OPEX	\$3.47/SF NNN (2022)

ADDITIONAL HIGHLIGHTS

- Skylights
- Concrete tilt construction
- Easy access to I-70 and I-225
- 10 Miles from Denver International Airport
- 14 Miles to Downtown Denver