

**INDUSTRIAL SPACE
FOR LEASE**

West Park Business Center

15000 W. 6TH AVENUE, UNIT 104, GOLDEN, CO 80401



COMCAST

HIGH-SPEED

AVAILABLE

Building Information

- > Available: Immediately
- > Size: 2,859 SF
- > Office: 1,749 SF
- > Warehouse: 1,110 SF
- > Base Rent: \$16.00/SF NNN
- > 2026 Op. Ex.: \$7.50/SF
- > Monthly Rent: \$5,599.00
- > Loading: One (1) - 8' x 10' Drive-In
- > Parking: 2.68:1000
- > Power: 200 Amp/3-Phase
- > Zoning: PUD/Unincorporated Jefferson County
- > Clear Height: 14'

“ West Park Business Center is conveniently located at the southwest corner of West 6th Avenue and Indiana Street, the flexible building design allows for any combination of office, showroom and distribution uses. Only 15 minutes to Downtown Denver. ”



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Accelerating success.

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Contact Us

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WORK WELL.



Unit 104 > 2,859 SF

