

FOR LEASE > INDUSTRIAL SPACE

4001 Holly Street

UNIT 23 | DENVER, CO 80216

Colliers
INTERNATIONAL



BRAND NEW REBUILT OFFICE

Property Overview

- > Available: Unit 23 – 9,400 SF
- > Office: ±800 SF
- > Lease Rate: \$8.00/SF NNN
- > Op. Ex.: \$3.18/SF (Est. 2019)
- > Loading: Two (2) Drive-In Doors
One (1) Dock-High Door
- > Power: TBV
- > Clear Height: ±20'
- > Sprinklered: Yes

> HIGHLIGHTS

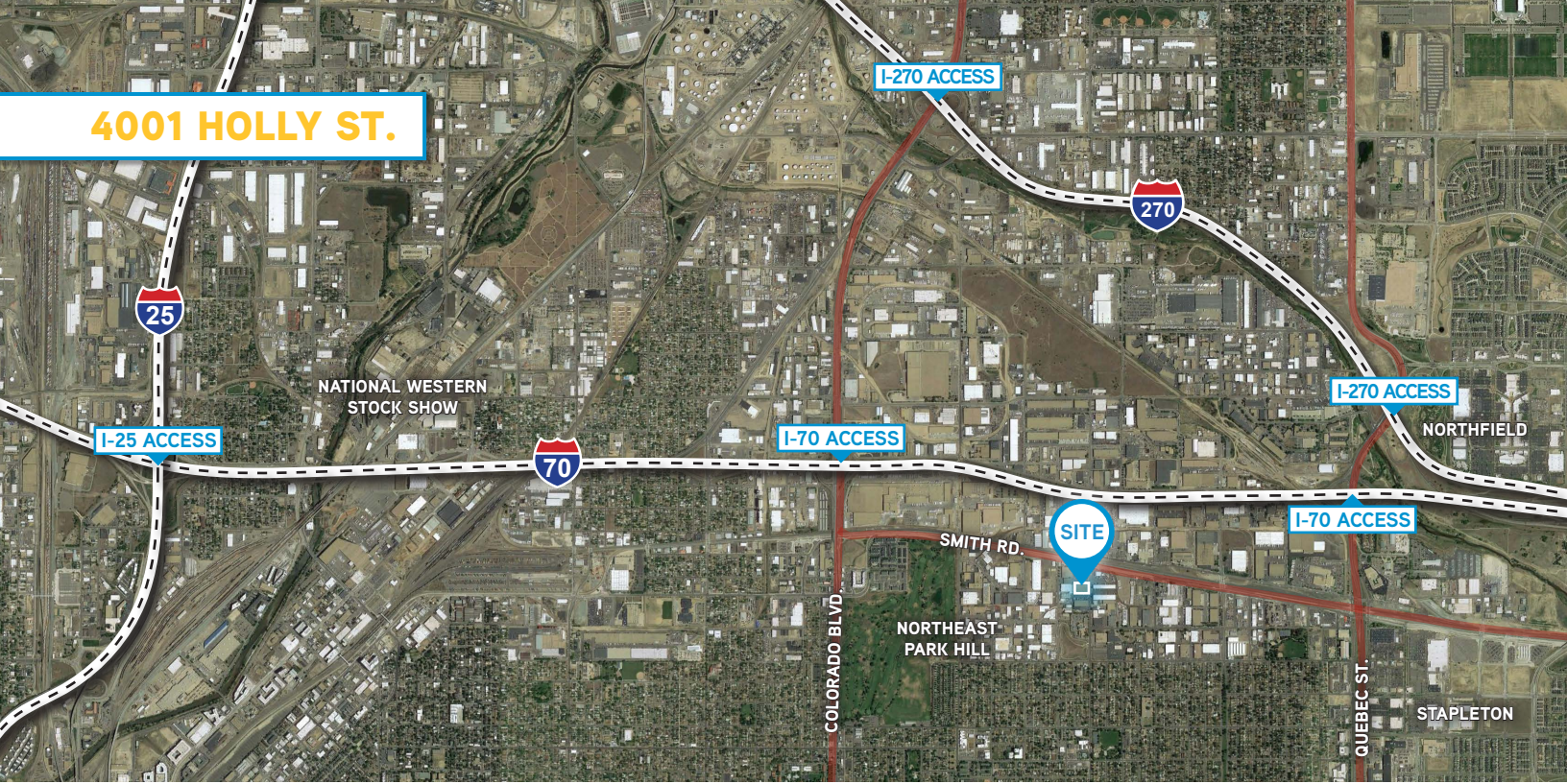
- Central Denver location
- Great access to I-70 and Smith Road
- Located within Enterprise Zone
- Recently renovated office space

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Floor Plan | Unit 23

