

# Industrial Space For Lease

## Highlights

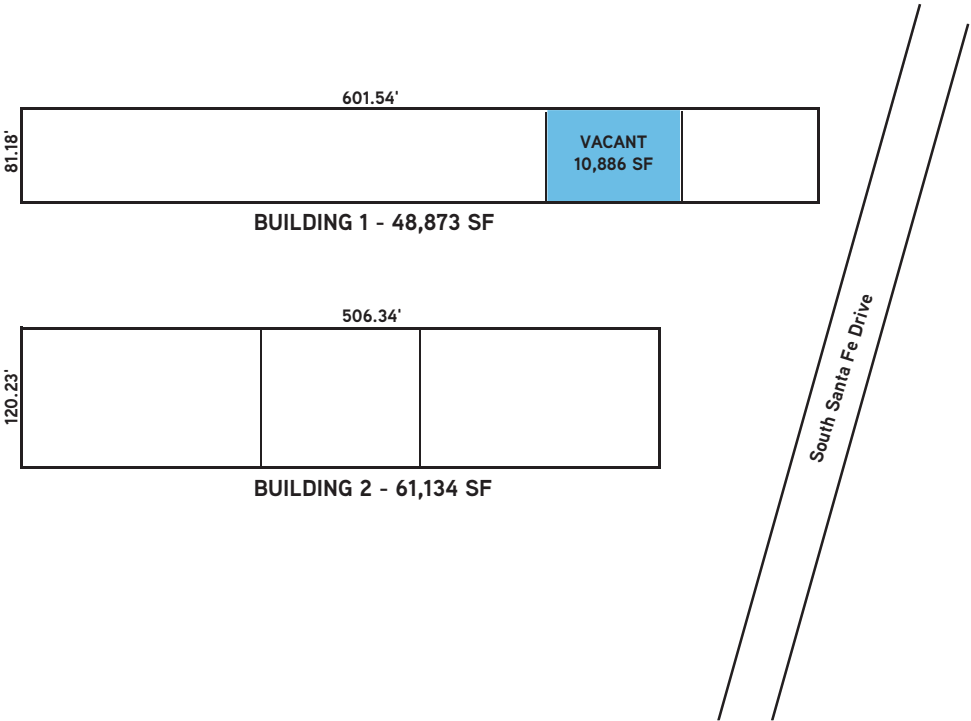
- > Located between Evans Avenue & Dartmouth Avenue
- > Signage visibility on Santa Fe
- > Exposure to over 71,000 cars per day (CoStar)
- > Radiant heat over dock loading
- > Motion sensors - LED lighting
- > 40' x 32' Column spacing

2877 S. Santa Fe Dr.  
Englewood, CO 80110

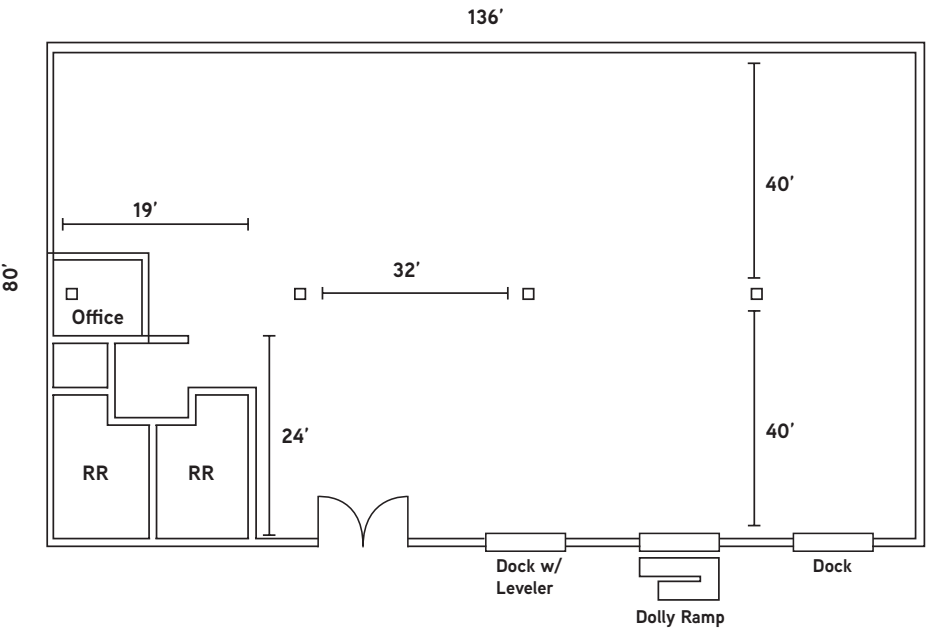
## Building Information

Project Size:	109,946 SF
Available:	10,886 SF - Unit 2877
Rate:	\$8.95 SF/YR NNN
Expenses:	\$4.19/SF/YR (2025 Est.)
Loading:	Two (2) Docks; One (1) Dolly Ramp
Ceiling Height:	18'
Zoning:	I-1
Electrical Service:	TBV
City/County:	Englewood/Arapahoe
Sprinklered:	Yes
Available:	June 1, 2025

# Site Plan



# Floor Plan



## Brokerage Disclosure

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