

FOR LEASE Medical/Retail/Flex Offices

# UTAH PARK BUSINESS CENTER

MEDICAL & BUSINESS CENTER



WORK WELL<sup>®</sup>

1300 S. Potomac St. | Suite 140

Aurora, CO 80012

## SUITE INFORMATION

Available	2,236 SF	2026 Est. Op Ex	\$7.38/SF NNN
Office	None	Power	To be verified
Loading	1 Dock High	Lease Rate	Negotiable
Parking	2.4:1,000 SF	Year Built/Renov.	1983/2015

## HIGHLIGHTS



All suites are metered separately



200 yards to Florida Light Rail Station



Three miles from Anschutz Medical Campus



Four building medical/ office/ flex campus adjacent to Medical Center of Aurora



Monument and building signage available



Easy access from I-225 & Mississippi

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## SUITE DETAILS

Office / Warehouse

1300

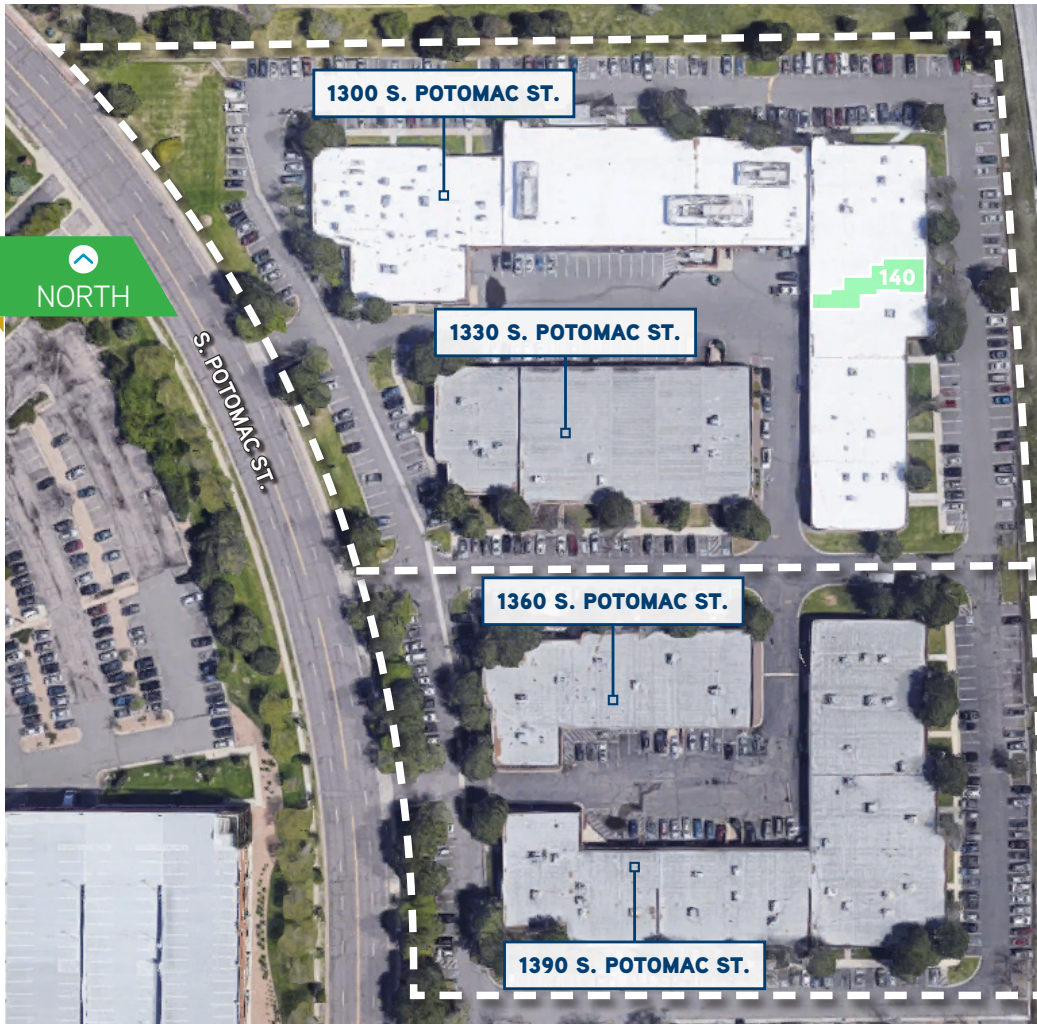
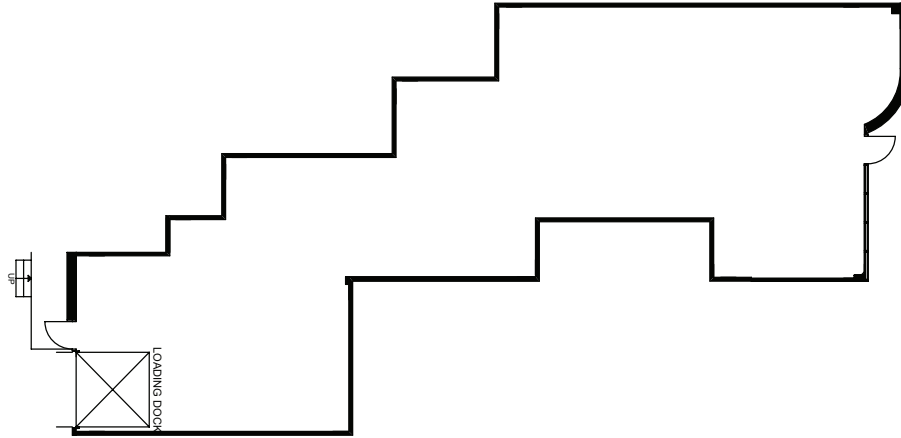
140

2,236 SF

1 Dock High

100% Warehouse

Negotiable



AMACON

LIVE WELL® | WORK WELL®

Colliers

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