

Industrial Flex Space for Lease

1343 W 121ST AVE.
WESTMINSTER, CO 80234

Size: 4,800 SF

Rate: \$13.00/SF + \$7.13 NNN

Available: Now

A WALK IN THE PARK

Life's a breeze when your business lands at Park Centre Office Park. The commute's a cinch with fast, easy access from Denver, Boulder and the L's (Longmont, Louisville and Lafayette). Plus, this unit has a wonderful combination of office and warehouse space, allowing for great flexibility. Park Centre sits in the middle of a thriving Colorado community, and even better, it's locally owned. So, contacting the landlord is as simple as A, B, "See you there!"

PROPERTY HIGHLIGHTS

- Great Location off 120th and close to I25
- Mix of warehouse and office space
- 12 Foot Clear Height
- 2 drive-in doors and office built-out
- Potential demo plan on page 2



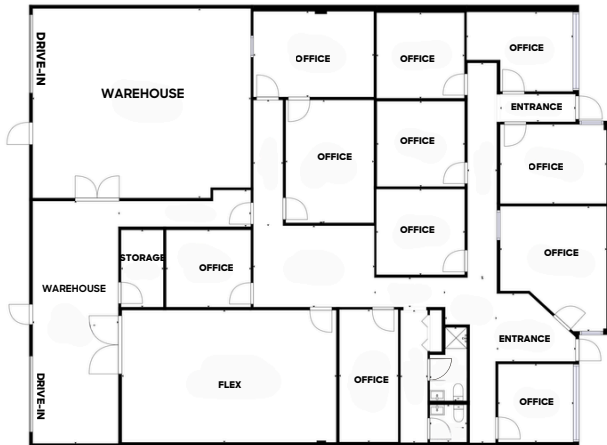
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REAL ESTATE

EXISTING FLOOR PLAN



POTENTIAL DEMO PLAN



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