

OFFICE / FLEX CONDOMINIUM FOR SALE

99 BUSINESS CENTER

99 Inverness Drive East, Suite 125, Englewood, CO 80112



This rare, versatile space is designed for efficiency and adaptability. This property offers an opportunity for flex office space, storage, light assembly or a hybrid office environment, the layout supports a wide range of business uses and the ability to customize this space to meet your own needs.

Sale Price:	\$645,000 (\$225.00/SSF)	County:	Arapahoe
Size:	2,861/SSF	Year Built:	1980
Assoc. Dues:	\$1,258.51/Month	Taxes:	\$16,377 Annual

Key Features:

- **New Roof:** New roof with a 20 year warranty installed November 2025
- **HVAC System:** New HVAC system installed in the warehouse with a 20 year warranty that ensures year-round comfort with efficient climate control.
- **Drive In Door:** Very clean, well lit warehouse, 8' drive in door with convenient automatic garage door opener.
- **Parking:** Ample on-site parking for employees and visitors
- **Location:** Easy access to major highways including I-25 and E-470, Surrounded by retail, dining options and amenities.
- **Inclusions:** Storage racks included in the Sales Price.



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COMMERCIAL WAREHOUSE CONDOMINIUM FOR SALE

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