

FOR LEASE

3743 S INCA ST, UNIT D, ENGLEWOOD, CO 80110



SOUTHWEST OFFICE/WAREHOUSE SPACE

PROPERTY OVERVIEW

ASKING RATE:	\$10.95/SF NNN
AVAILABLE SPACE:	3,000 SF
LOADING:	ONE (1) 10'X10' DRIVE-IN DOOR
POWER:	150 AMPS, 3PH
CLEAR HEIGHT:	12'
EST. OPERATING EXPENSES	\$5.21/SF
ZONING:	I-1, ENGLEWOOD
YOC:	1978
BUILDING SIZE:	12,000 SF

PROPERTY HIGHLIGHTS

2 BLOCKS SOUTH OF THE CITY CENTER ENGLEWOOD

TWO LIGHT RAIL STATIONS WITHIN BLOCKS

DRIVE-IN LOADING WITH AMPLE POWER FOR A VARIETY OF USES



FOR MORE INFORMATION, PLEASE CONTACT

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LOCATION OVERVIEW



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