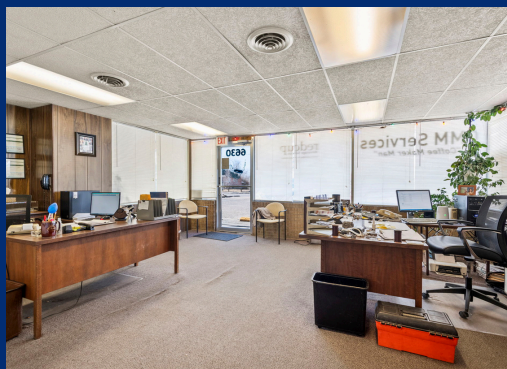


6630 Monaco St. Commerce City, CO 80022

\$988,470



ABOUT THIS PROPERTY

Fantastic opportunity for owner occupied business and keep current tenants. Ideal use of space - Office/ Retail / Mixed Use / 4 Drive-in Bays w/ 1: 12'-13' clearance. Great access to Hwy 2, I-76 & I-270. So Many possibilities!

FEATURES

- ✓ 33 Parking Spaces
- ✓ 3 Bathrooms
- ✓ 10,983 SF



ARLENE CASTRO, BROKER OWNER

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- 🌐 www.igorealty.com

Information/ Measurements

- C-1 Zoning
- Hair Salon - 60 x 13'4"
- Break Room. - 10 x 7
- Office 1 - 18 x 16
- Office 2 - 17 x 12
- Break Room - 11 x 12
- Warehouse - 47 x 15
 - inset 40 x 20
 - 14'9" x 38'9"
- Warehouse Back - 139 x 15
 - Closet Room - 14 x 15
- Church - 52'4" x 72'5"
- \$69k Seller Credit for Roof
w/acceptable offer