

FOR LEASE

6080 GREENWOOD PLAZA BLVD., GREENWOOD VILLAGE, CO



2,874 SF - 8,771 SF OFFICE/LAB W/ CLEAN ROOM
\$18.00-\$19.00/SF + NNN

- Multiple Space Options
- Lab with Certified Clean Room (Specs available on request)
- Excellent Location
- Well-Finished
- FF&E Negotiable

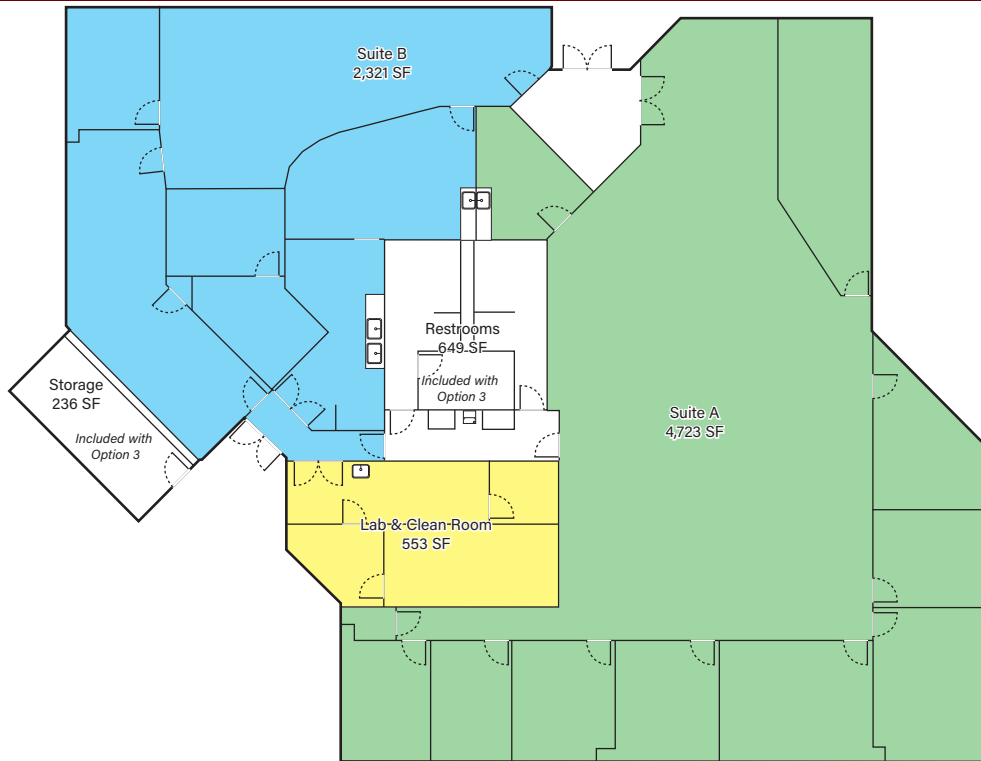
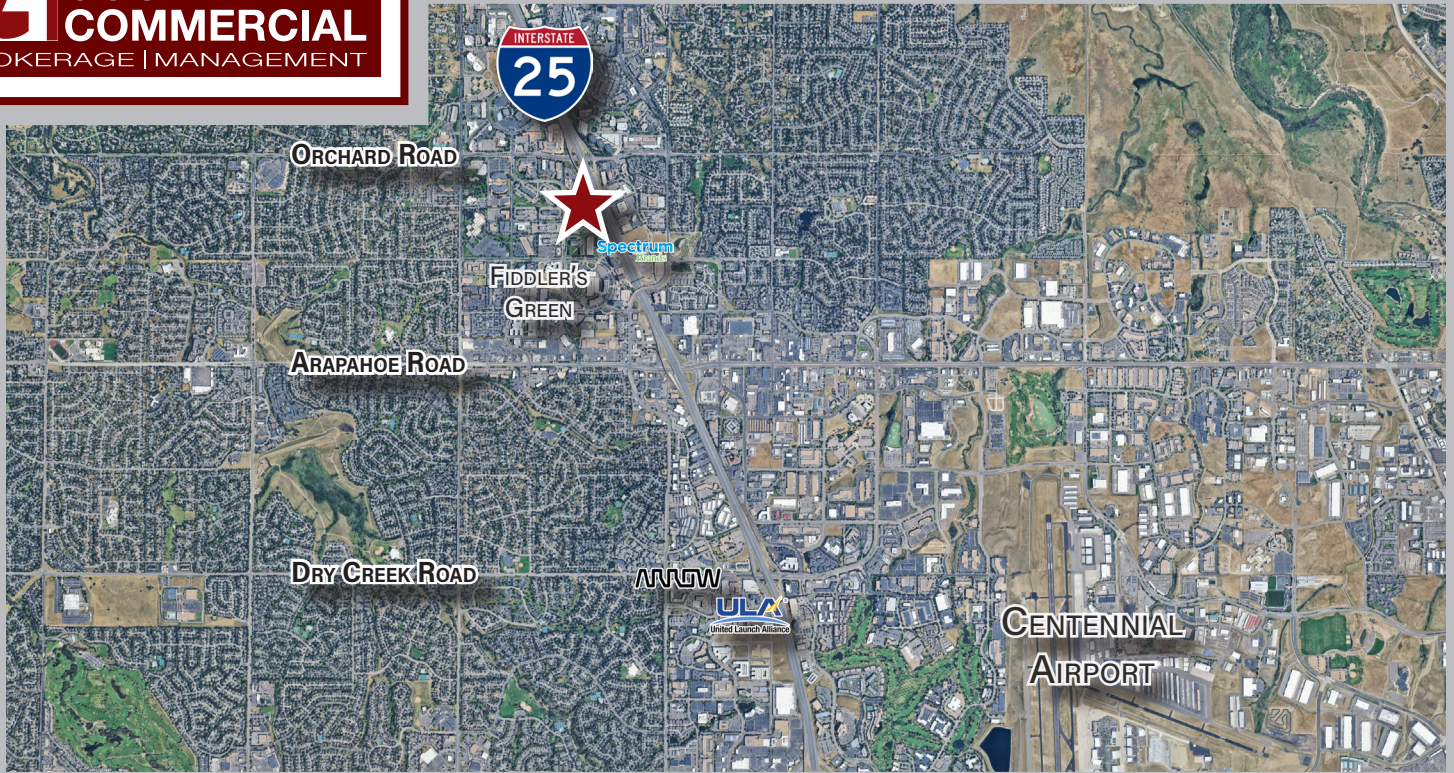
Total Building Size:	8,771 SF
Year Built:	1979
Zoning:	PUD (The Commons)
Property Taxes (2025):	\$46,291.15 (\$5.27/SF)
CAM - HOA:	\$2.87/SF
CAM - Insurance:	\$1.04/SF
Total NNN:	\$9.18/SF

SPACE OPTION 1	
Total Unit Size:	2,874 SF
Lab/Clean Room Size:	553 SF
Office Size:	2,321 SF (Suite B)
Rate:	\$19.00/SF + NNN

SPACE OPTION 2	
Total Unit Size:	5,276 SF
Lab/Clean Room Size:	553 SF
Office Size:	4,723 SF (Suite A)
Rate:	\$19.00/SF + NNN

SPACE OPTION 3	
Total Unit Size:	8,771 SF
Lab/Clean Room Size:	553 SF
Office Size:	7,044 SF (Suites A & B)
Rate:	\$18.00/SF + NNN





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