

FOR LEASE | FOR SALE

INDUSTRIAL FLEX/OFFICE WAREHOUSE

7292

GREENRIDGE ROAD

WINDSOR, COLORADO 80550



NEW CONSTRUCTION

INDUSTRIAL FLEX/OFFICE WAREHOUSE

- Construction complete
- Highly desirable location in Highlands Industrial Business Park. Close proximity to I-25 and US HWY 34

Unit Sizes	1,500 SF - 30,000 SF
Lease Rate	\$12.50 - \$18 NNN
Tenant Finish Allowance	Negotiable
Sale Price	\$185 SF - \$210 SF Core/Shell



CONTACT US

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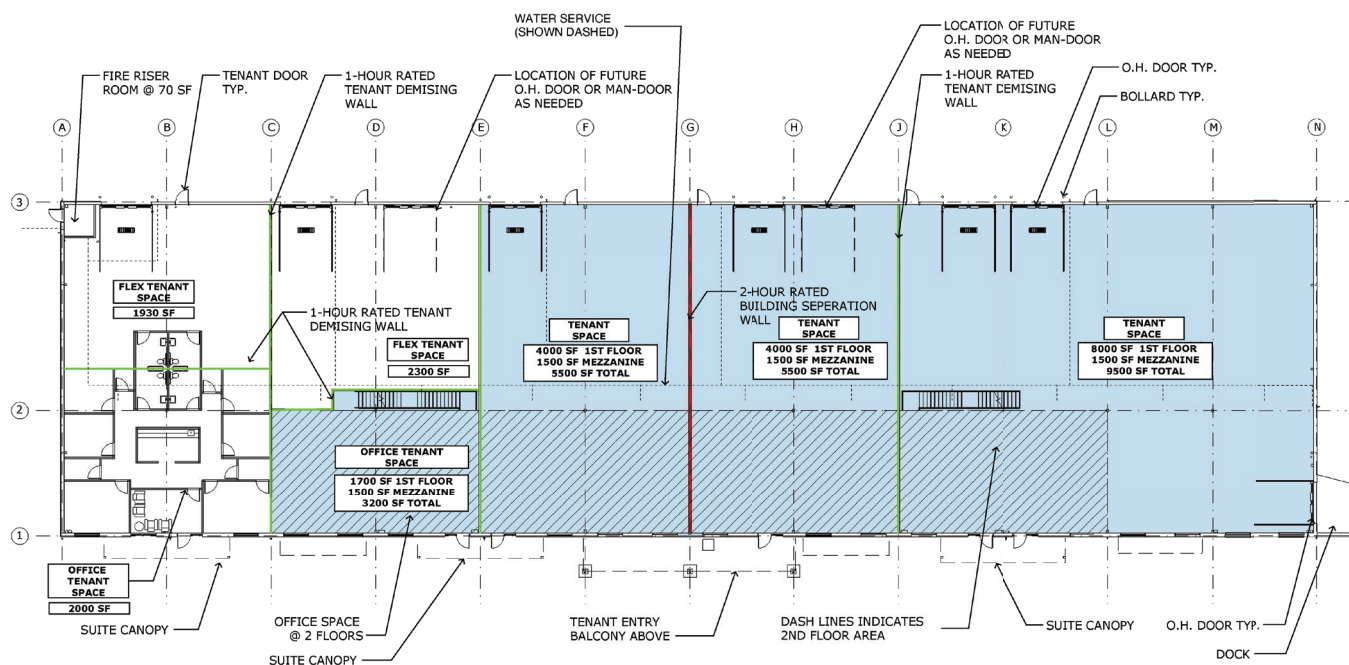
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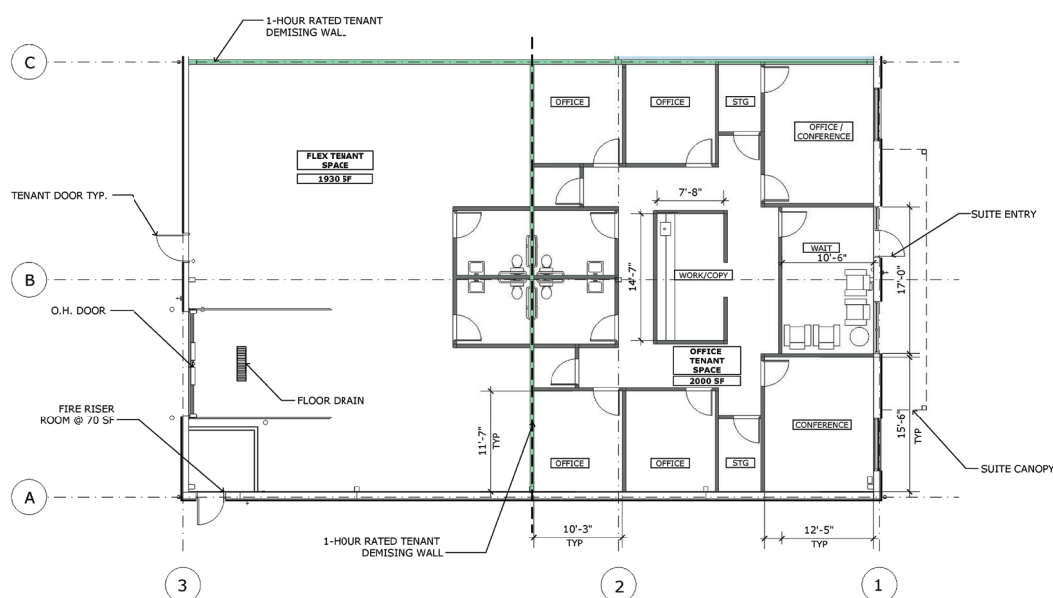
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FLOOR PLAN



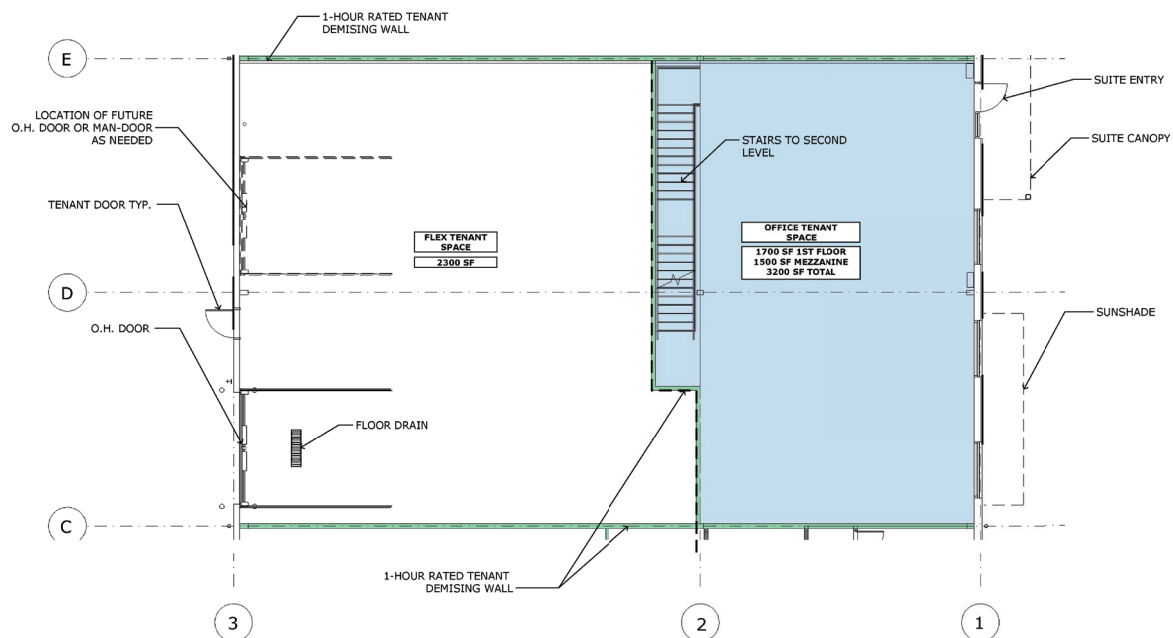
POSSIBLE FLOOR PLAN OPTION 1



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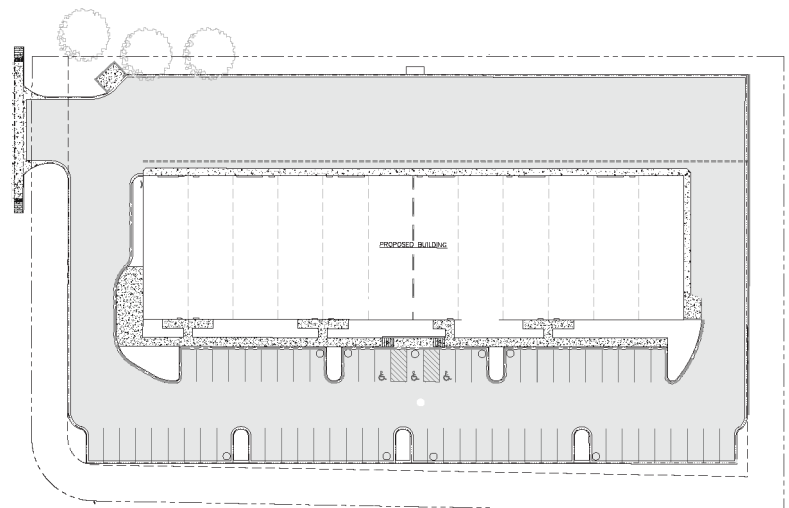
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POSSIBLE FLOOR PLAN OPTION 2



SITE PLAN

CLEAR HEIGHT	18'
POWER	400 amps, 3 phase
ACCESS	Grade Level + Dock High Loading
COLUMN SPACING	25'



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