

# Fountain Head Professional Plaza

10610 E. Bethany Dr., Aurora CO 80014



Price: \$450,000 (\$67.12/SF)

Building Size: 6,461 +/- /SF

Land: 6,708/SF

Zoning: PUD

Parcel ID: 1973-35-2-19-026

County: Arapahoe

Age: 1981

Parking: Off Street

Construction: Stucco

Taxes: \$7,217.44 2011 Due 2012

- Features:
- \* Excellent Single Tenant Investment Property with low maintenance
  - \* Currently being offered at a 8.17% CAP Rate
  - \* Presently being operated as an Adult Day Care Facility
  - \* Located within walking distance to all amenities
  - \* Fountainhead Office Plaza is composed of 8 Buildings
  - \* Campus setting with mature landscaping.
  - \* Close proximity to Light Rail, I-25, I-225 DIA, DTC, Cherry Creek Reservoir Recreation Center, Hotels and Health Facilities

**SGR**

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INVESTMENT OFFICE BUILDING FOR SALE



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