

SOUTHPOINT BUSINESS CENTER FLEX/LAB SPACE FOR SUBLEASE

12742 E. Caley Ave., Unit 2D & E, Englewood CO 80111



Available: 13,144/SF

Lease Rate: \$11.00/SF NNN

Term: Through October 31, 2024. Longer direct term negotiable

Parking: Generous 3.3/1,000 parking ratio

- Laboratory/Manufacturing Space
 - Extensive building system upgrades: HVAC, electric, plumbing
 - Access via Arapahoe Rd. or Peoria St.
 - Floordrains and washable surfaces throughout
 - 1 dock high and 1 drive in loading
 - 3 sides of glass
 - Backup generator, hi volume air filtration, fire suppression, tankless hot water
- Call for details.



SHELDON • GOLD REALTY INC.
commercial real estate services

Greg Johnson. Senior Advisor

Office: 303.741.2500 Cell 303.667.3061

9025 East Kenyon Avenue, Suite 100 Denver, CO 80237

gjohnson@sg-realty.com www.sg-realty.com

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FLEX SPACE FOR LEASE



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