DENTAL OFFICE FOR LEASE WITH EQUIPMENT

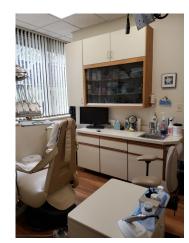
7325 S. Pierce St., Unit 200, Littleton CO 80128



Features:

- Efficient layout with 5 Operatories, Lab, Private Restroom, Doctor's Office, Breakroom
- All existing dental furnishings are in good working condition, can stay or be removed.
- Phone system, oxygen and gas tanks available, vacuum system and charting system.
- Located in the heart of the Columbine neighborhood with Strong Suburban Demographics
- Well known location at W. Ken Caryl Ave & Pierce St.
- 2 story brick Professional Medical Building
- Energy efficient solar powered building
- Quite, park like setting with outside picnic tables overlooking a small pond with water feature
- Minutes away from Restaurants, Parks, Schools, Shopping

Size:	1,704/RSF
Lease Rate:	\$22.00/RSF
NNN Expenses:	\$10.00/RSF
Building Size:	13,172/SF
County:	Jefferson
Year Built:	1984
Parking:	3.3/1,000









SHELDON • GOLD REALTY INC. commercial real estate services

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