

FOR LEASE

OFFICE

UNDER NEW OWNERSHIP

7175 W. JEFFERSON AVENUE Lakewood, Colorado 80235

HARVI

SOUT

FORT LOGAN

PROPERTY FEATURES

- New Aggressive Local Ownership
- Onsite Showers
- Located Conveniently at US 285 & Wadsworth
- Plenty of Parking

CARMODY

BEAR CREEK

lls Golf Cours

Costco Wholesale

UNTRY

29

- Walking Distance to 5 Hotels
- Creative Outside the Box
 Approach to Deals



BUILDING SPECIFICATIONS

Building Area:	68,717 SF
Number of Stories:	Four
Year Built:	1985
Parking:	4.7/1,000 SF
Access:	Wadsworth/Hampden
Lease Rates:	\$16.00/RSF FSG
Lease Term:	3 - 10 Years
Tenant Improvements:	Negotiable

FOR MORE INFORMATION CONTACT:

T. BLAKE ROGERS tblakerogers@gcgcre.com 720.476.5227

CHARTERWOOD

AR VALLE

THREE LAKES

Pinehurst Country Club

LOCHMOOR

THRAEMOOR

TIM P. ROGERS tprogers@gcgcre.com | 720.476.5225

GENESEE COMMERCIAL GROUP, LLC 710 KIPLING STREET, SUITE 403 LAKEWOOD, COLORADO 80215 WWW.GCGCRE.COM

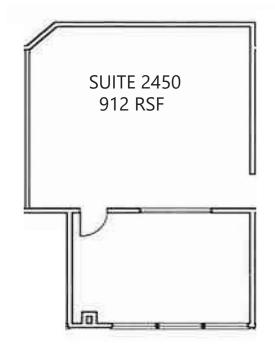


ESEE7175 W. JEFFERSON AVENUELakewood, Colorado 80235

AVAILABILITY		
SUITE #	SIZE	DESCRIPTION
2450	912 RSF	1 Private on Glass; Large Open Area

SECOND FLOOR





No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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