

# Montbello Industrial Park

4925 Nome Street, Denver, CO 80239

FOR LEASE > INDUSTRIAL SPACE



31,411 SQUARE FEET | AVAILABLE DECEMBER 1, 2019

## Building Amenities

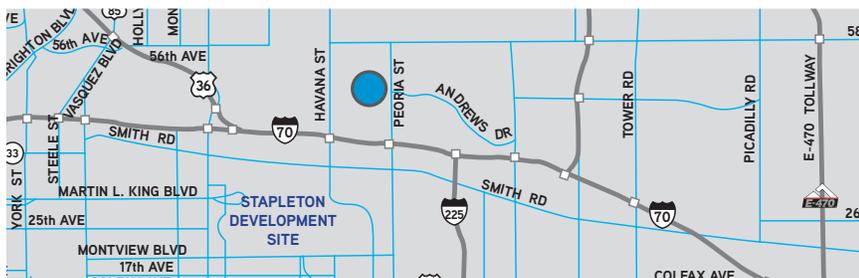
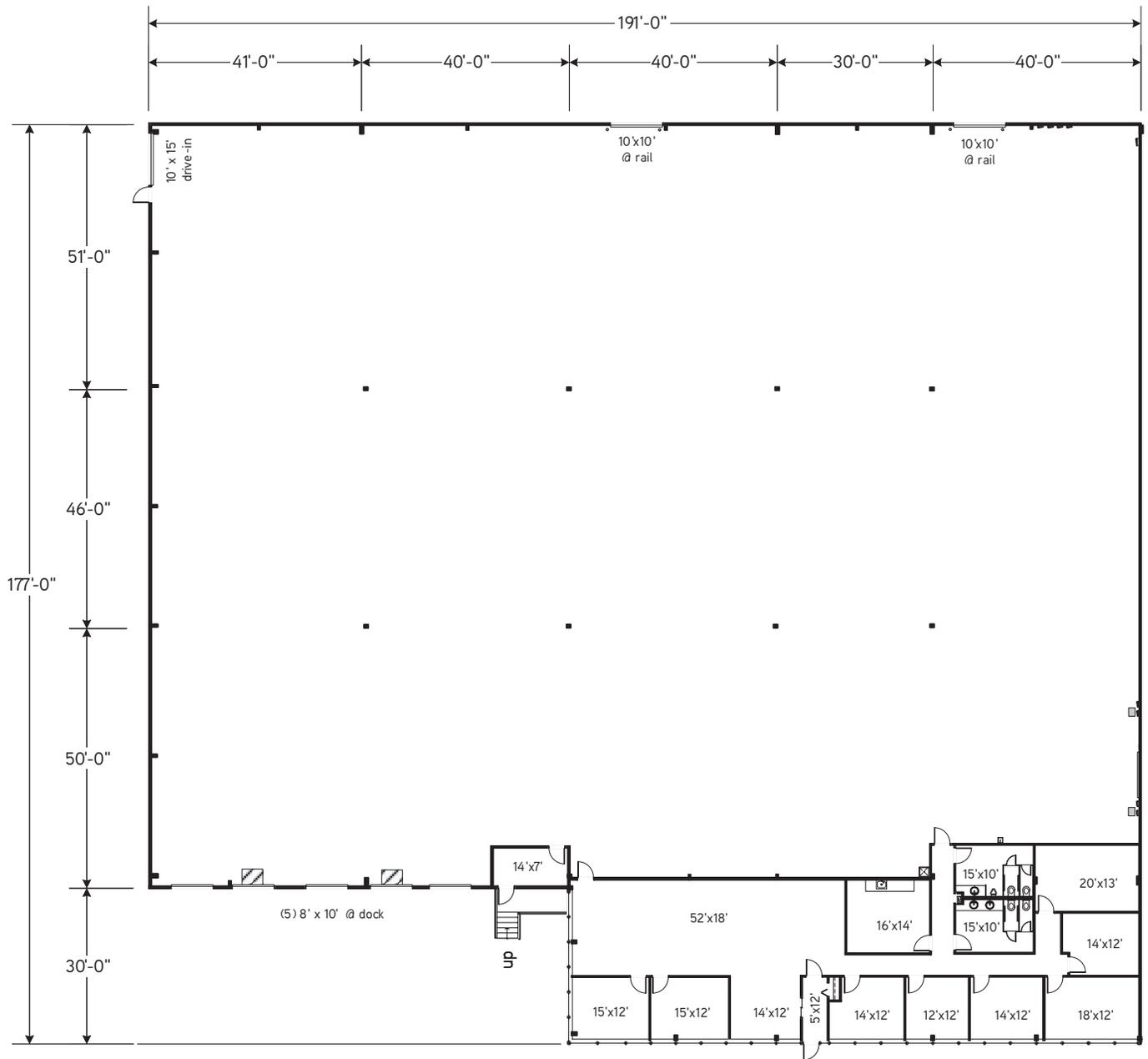
- > 3,785 Sq. Ft. of Office
- > 400 Amps, 277/480 Volt Power
- > Five (5) Dock High Doors
- > Rail Served (Union Pacific)
- > One (1) Drive-In Door
- > I-B, UO-2 Zoning
- > 21' Clear Height
- > Available December 1, 2019
- > ESFR Sprinklered System
- > For Lease at \$5.95/Sq. Ft. NNN
- > 40' x 46' Column Spacing (Typical)
- > \$2.33/Sq. Ft. Est. Operating Expenses



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> Site Plan > Map



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