

# 940 South Jason Street

## Denver, CO 80223



## FOR LEASE

### INDUSTRIAL SPACE

- ☒ Competitive industrial net lease rate.
- ☒ 36,112 sq. ft. multi tenant, office warehouse building with 15,000 s.f. fenced yard.
- ☒ Located on Tile Row.
- ☒ Ideal central location.
- ☒ Durable twin tee construction.
- ☒ Ample truck parking and loading area.
- ☒ 18' clear ceiling height.
- ☒ 5 dock high, 6 drive-in & 1 pick-up doors.
- ☒ I-1 Denver Zoning.
- ☒ Strong local ownership.
- ☒ Responsive property management.
- ☒ Close proximity to Downtown, and regional arterials. Quick access to Alameda Avenue, Mississippi Avenue, I-25, Sante Fe Street and Sixth Avenue.



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