

# 38,407 SF

## Industrial Space For Lease



## Prologis Business Center Building #2

5025 Florence Street  
Denver, CO 80238 USA



### LOCATION

- Easy access to 56th Avenue, Havana Street to I-70 and I-225
- Close proximity to I-270 and I-76
- 10 miles to Denver International Airport
- 14 miles to Downtown Denver
- Near major hotels and restaurants
- Prologis owned and operated

### FACILITY

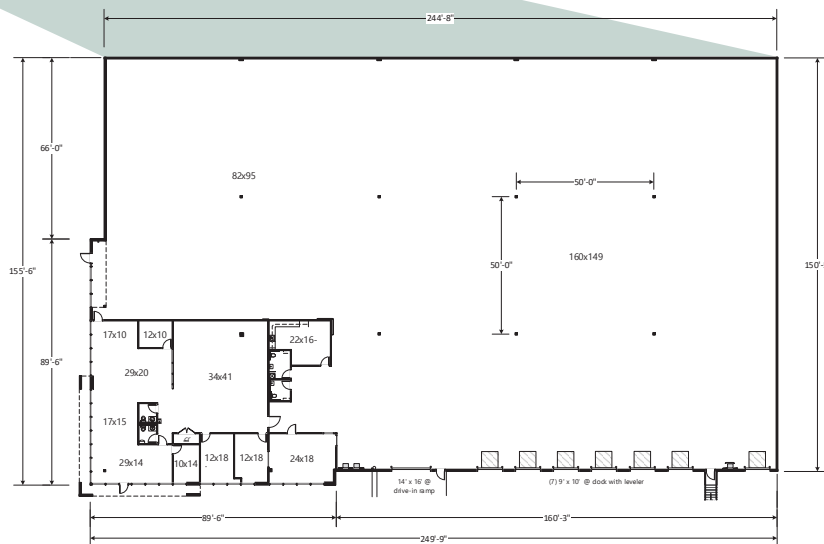
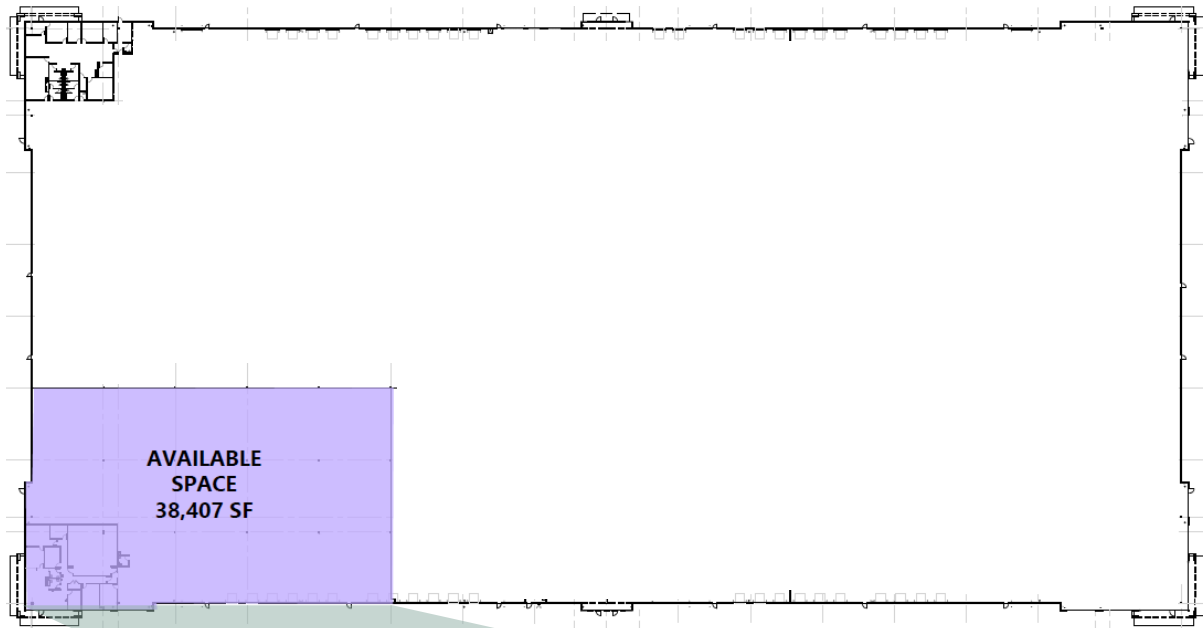
- 38,407 SF available
- 4,845 SF of office
- 30' clear
- 7 (9'x10') dock-high doors with levelers
- 1 (14'x16') drive-in door
- 50' X 50' typical bay spacing
- ESFR fire sprinkler system
- New LED lighting in the warehouse

### ADVANTAGES AND AMENITIES

- Class A functional space
- Located in an established business park
- Bus line and rail station nearby
- Hard to find infill space

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# CBRE

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