

INVERNESS COMMONS

96-114 INVERNESS DRIVE E.
ENGLEWOOD, CO 80112

SOUTHEAST INDUSTRIAL / FLEX SPACE FOR LEASE 114 Inverness Drive E.



Located Within
Inverness Business
Park



Excellent Access to
Dry Creek Rd. & County
Line Rd. From I-25



Many Nearby
Amenities Including
Park Meadows Mall



Flexible Lease Terms



Multitude of Allowable
Uses

Base Rent:
\$15.50/SF NNN

2026 CAM:
\$7.07/SF

Available:
30 Days

Total Project Size:	155,227 SF
Size Available:	6,760 SF
Office:	60% (Will Demo)
Loading:	One (1) Drive-In Door (10'x12')
Clear Height:	14'-16'
Power:	200 Amp, 208 Volt, 3-Phase (To be Verified by Electrician)
City/County:	Englewood/Arapahoe
Zoning:	MU PUD



Colliers

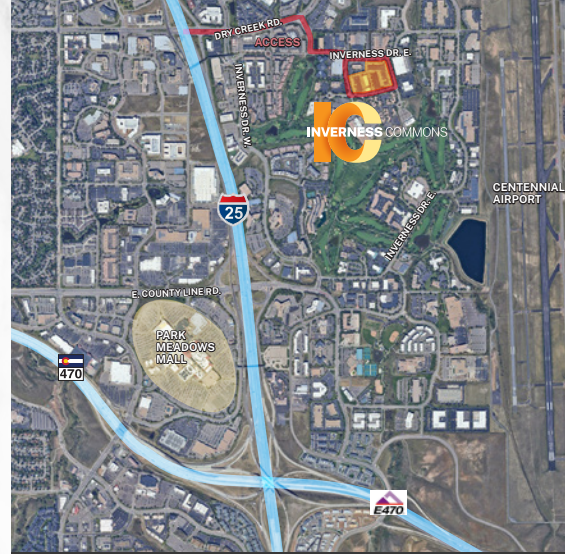
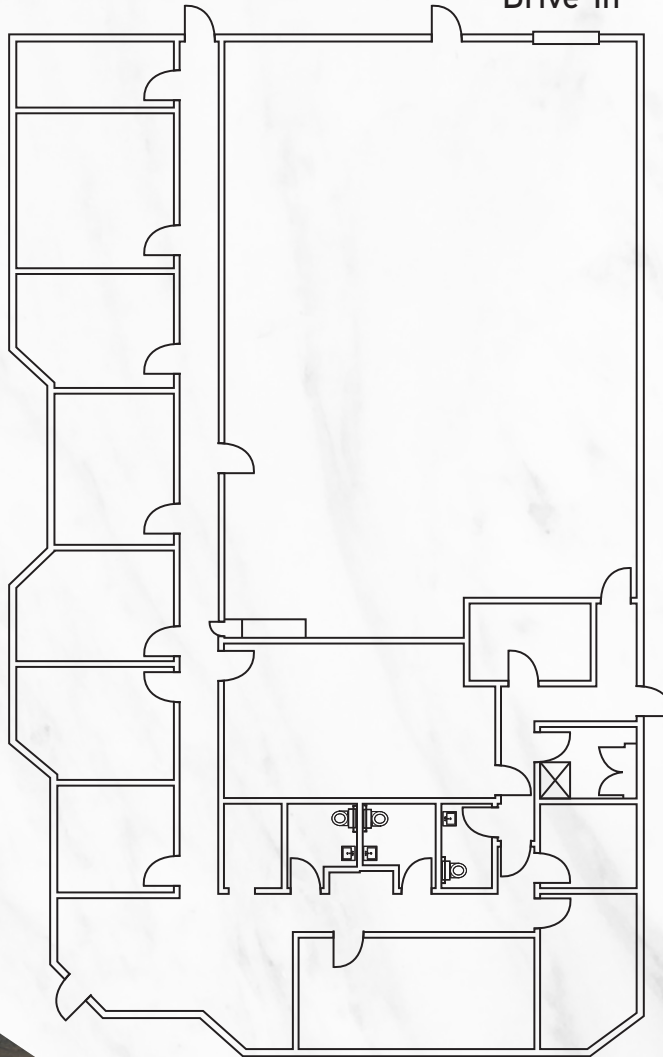
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10'x12'
Drive-In



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