



STARTING BID:
\$995,000

Previous List:
\$2,400,000

The information contained herein was obtained from sources deemed to be reliable and is believed to be true; it has not been verified and as such, cannot be warranted nor form a part of any future contract. All measurements need to be independently verified by the purchaser.

PRIME ±9.44 ACRE RETAIL LAND OPPORTUNITY WITH HIGH VISIBILITY & MINUTES FROM DENVER AIRPORT

11965 Tower Rd, Commerce City, CO 80022

FRE Auctions & JLL are pleased to present the Online Auction Plus® event (allowing for contingencies) for the ±9.44 Acre commercial development site in Commerce City, Colorado.

PROPERTY HIGHLIGHTS

- ±9.44-acre site on the southwest corner of 120th Ave & Tower Rd
- High visibility with exposure to more than 33,000 vehicles per day
- Strategically positioned in a high-visibility area just 10 minutes from Downtown Denver and Denver International Airport
- Convenient access near the E-470 / 120th Avenue toll interchange
- +3,000 new homes planned or under construction at Cutler Farms on the corner of 120th Ave & Tower Rd
- Surrounding communities including over 40,000+ homes
- Zoning: A-3



PATRICK KELLEHER
FRE Auctions
Auction Specialist

VALERIA VAZQUEZ
FRE Auctions
Auction Manager

CARMON HICKS
JLL
Property Rep

LORENZO HARRIS
JLL
Property Rep

FRE.com/559D21

For additional property details, downloadable due diligence & auction info

