

OFFICE SPACE FOR LEASE

2020 S. Oneida St.
Denver CO 80224



BUILDING SPECIFICATIONS

Size: 16,370 RSF

Available Suites: Ste 205—1,370 RSF One large office, reception/waiting, open bull pen or classroom, double sink & full shower in premises.

Lease Rate: \$14.00/RSF Modified Gross (As-Is) Starting Rate
\$0.50/SF Annual Increases

Additional Rent: \$1.28/SF Utility Charge

Furniture: Can be included

Surface Parking: 3.7 Spaces/1,000 RSF

County: Arapahoe (Unincorporated)

Zoning: B1— Office & Service Retail (Arapahoe County)

Year Built: 1974



FEATURES

- Updated common areas & bathrooms;
- Pride of Ownership, Well Maintained;
- Quiet Neighborhood;
- Generous, Free Parking;
- Signage available on building exterior.



SHELDON • GOLD REALTY INC.
commercial real estate services

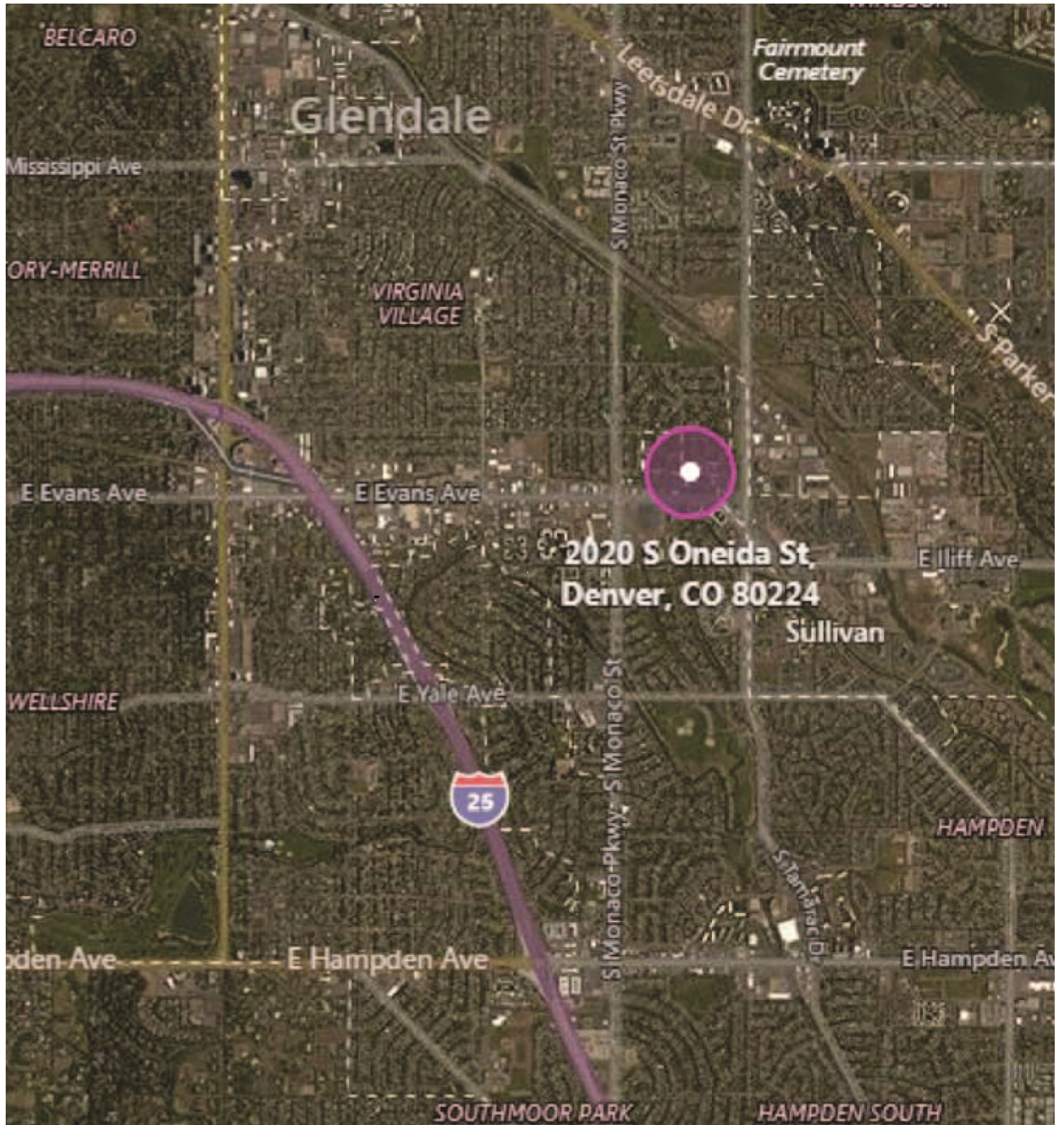
George Moseley 303-741-2500
9025 East Kenyon Avenue, Suite 100
Denver, CO 80237

gmoseley@sg-realty.com www.sg-realty.com

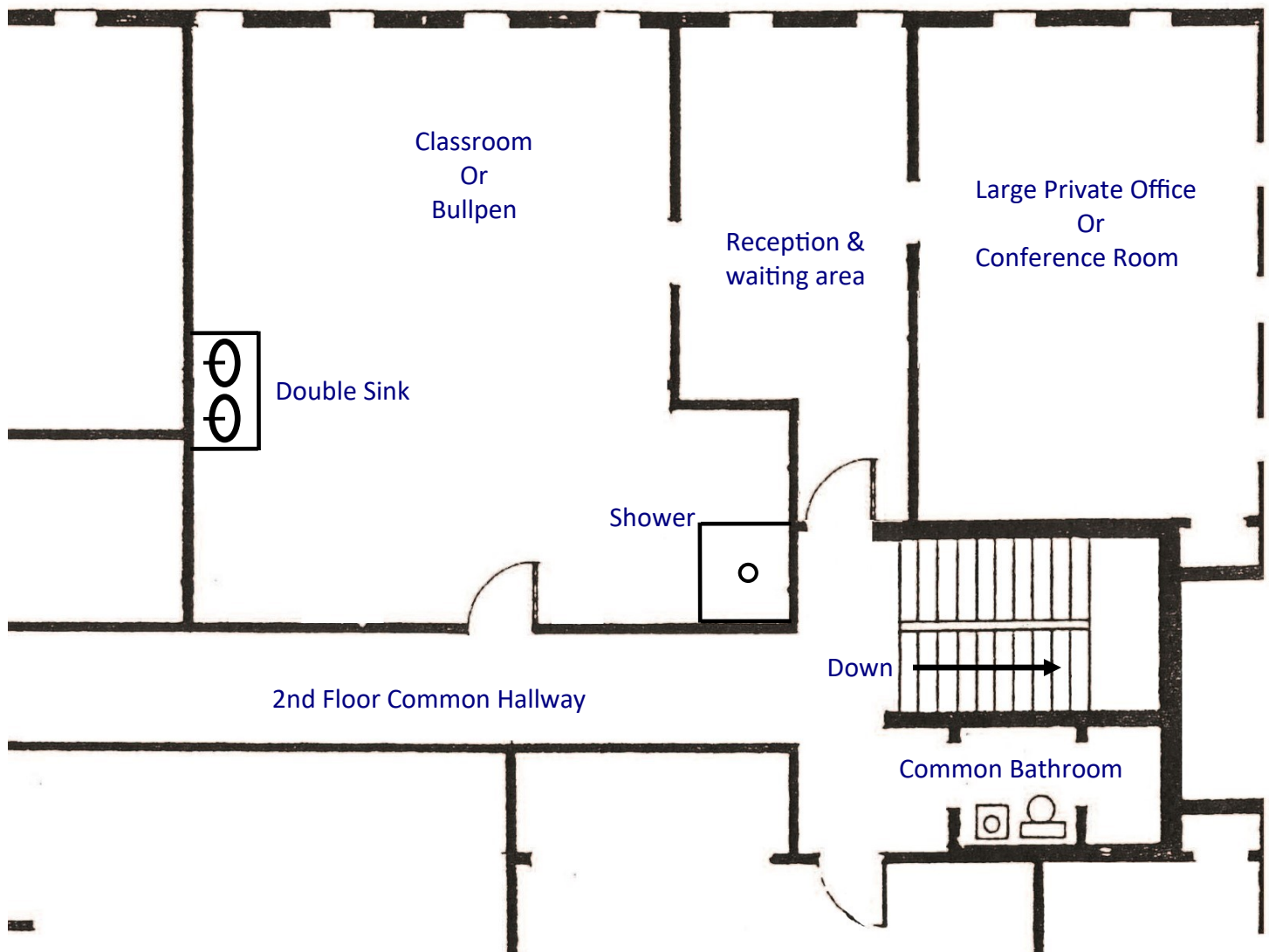


THE INFORMATION CONTAINED HEREIN, WHILE NOT GUARANTEED, IS FROM SOURCES WE BELIEVE RELIABLE. PRICE, TERMS AND INFORMATION ARE SUBJECT TO CHANGE. SHELDON-GOLD REALTY INC. AND ITS BROKER ASSOCIATES, ARE OR WILL BE ACTING AS AGENTS OF THE SELLER/LESSOR WITH THE DUTY TO REPRESENT THE INTERESTS OF THE SELLER/LESSOR. SHELDON-GOLD REALTY INC. WILL NOT ACT AS YOUR AGENT UNLESS AN AGENCY AGREEMENT IS SIGNED AND IN EFFECT.

2020 S. Oneida St
OFFICE SPACE FOR LEASE
Denver CO 80224



2020 S. Oneida St
OFFICE SPACE FOR LEASE
Denver CO 80224



Suite 205
1,370 SF

1 Large, Private Office; Waiting/Reception; Bullpen or class room;
Double sink & full shower in premises.