

ARAPAHOE CORPORATE PARK II

OFFICE/WAREHOUSE FOR LEASE



6547

S. RACINE
UNITS 1700 & 1800
CENTENNIAL, CO 80111



AVAILABILITY INFORMATION

AVAILABLE:	30 Days
SIZE:	3,843 SF
OFFICE:	2,366 SF
WAREHOUSE:	1,436 SF
BASE RENT:	\$14.75/SF NNN
2026 CAM:	\$8.20/SF
MONTHLY RENT:	\$7,349.74
LOADING:	Two (2) Drive-In Doors
CLEAR HEIGHT:	16' Warehouse
PARKING:	Free Uncovered, Surface
SPRINKLERED:	Fully

HIGHLIGHTS

- Arapahoe Corporate Park features a professional business park atmosphere, excellent location, and is close to both DTC and Centennial Airport
- Serviced by RTD, Arapahoe Corporate Park also has easy highway access to both I-25 and C-470
- Abundant parking
- Walking distance to numerous nearby restaurants and retail amenities



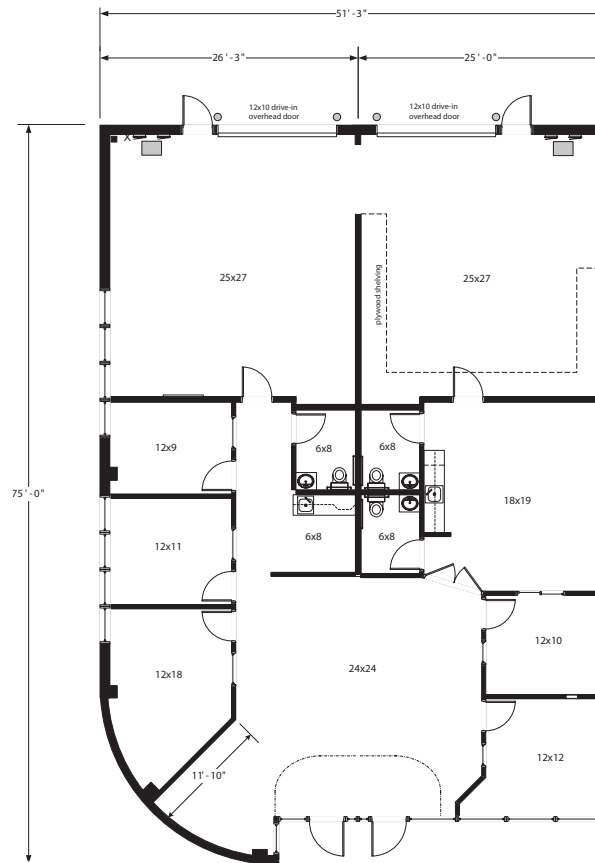
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SITE PLAN



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