

3101 Industrial Ln

Broomfield, CO

Flex / Industrial Space for Lease or Sale in Broomfield

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Property Info & Gallery

View Map

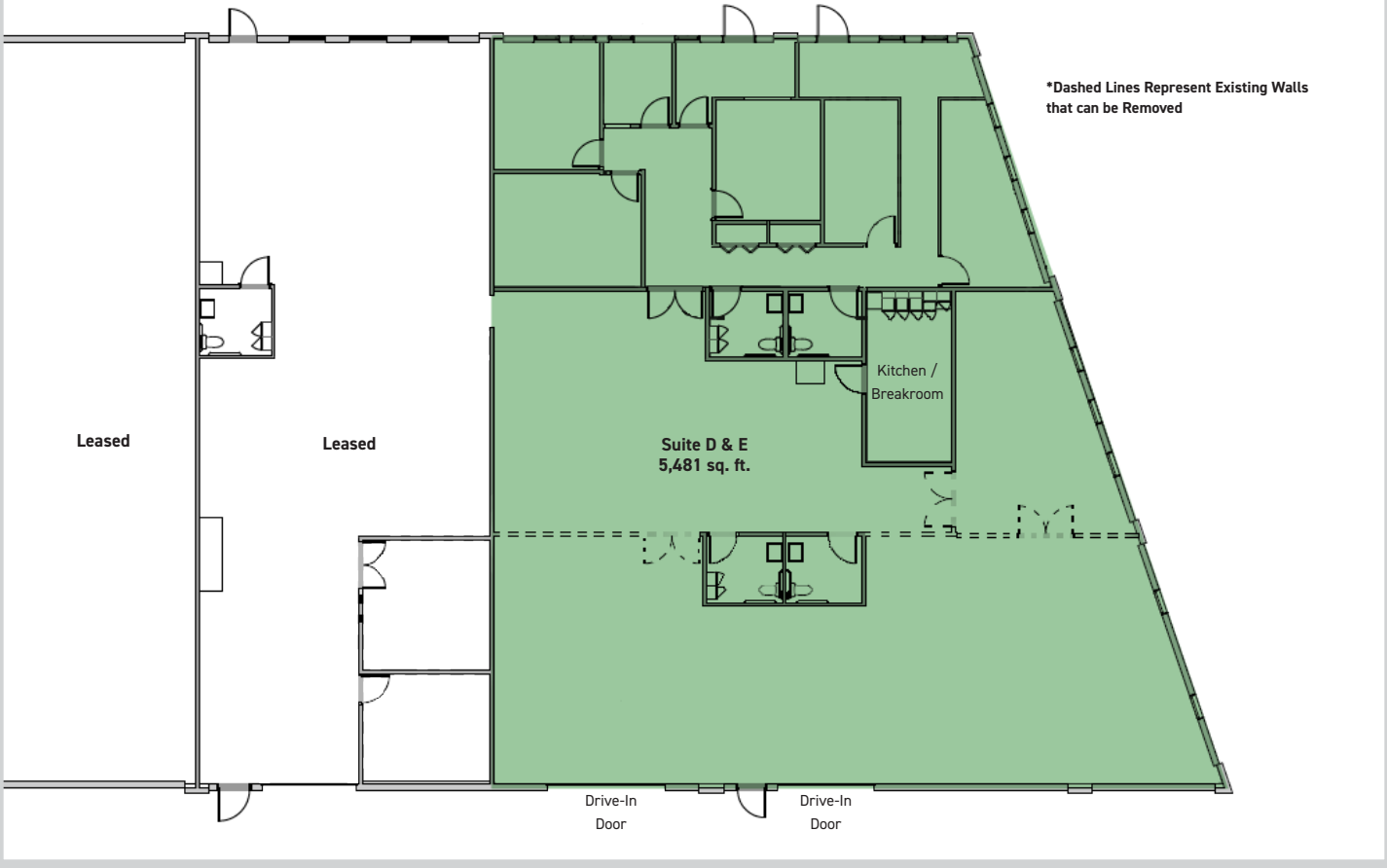
Building Size	13,281 sq. ft.
Sale Price	$3,450,000 ($260 / sq. ft.)
Available Space for Lease	5,481 sq. ft.
Lease Rate / sq. ft.	$15.50 NNN
Expenses / sq. ft.	$7.90*

**Not Including Gas or Electric*

- Partial Owner-User & Investment with the Ability to Occupy 5,481 sq. ft. & Existing Income in Place on Suites A, B & C
- **Suite D & E** – Mix of Private Office in the Front of the Space with Open Areas Perfect for Manufacturing, Warehouse, Lab, R&D & Storage with Two Drive-In Doors
- 18' Clear Height, Three Drive-In Doors & 100% HVAC Throughout
- Significant Power Available – Specs to be Verified by an Electrician
- Perfect for a Variety of Uses Including Manufacturing, Warehouse, Lab, R&D & Many More
- Great Broomfield Location with Easy Access to Hwy 36, 120th Ave & Hwy 287

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