



**GENESEE
COMMERCIAL
GROUP, LLC**

FOR LEASE

OFFICE

5511 W 56TH AVENUE
Arvada, Colorado 80002



PROPERTY FEATURES

- Great Location at I-76 and Sheridan Blvd.
- Walking distance to Light Rail
- Walking distance to Ralston Creek Trail
- Spacious lobby with elevator
- Open layout, high ceilings, and lots of natural light

PROPERTY SPECIFICATIONS

Suite 250	5,454 RSF
Lease Rate:	\$18.75 FSG
Available:	January 1, 2027
Building Size:	27,518 SF
Parking Ratio:	3/1,000 SF

FOR MORE INFORMATION CONTACT:

WILLIAM NETWAL

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JAMIE MACBETH

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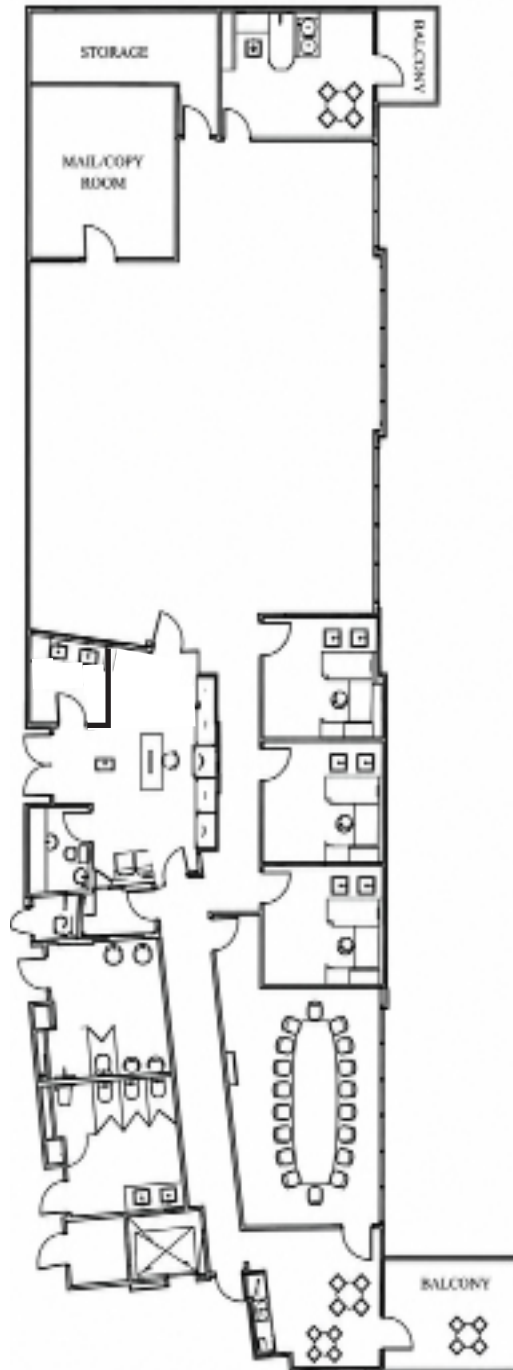
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