



FOR SALE / LEASE

5750 S ULSTER CIRCLE
GREENWOOD VILLAGE, CO 80112

± 5,885 SF OFFICE SPACE AVAILABLE • HEART OF DENVER TECH CENTER

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Listing Information

LISTING OVERVIEW

Space Available	2,943 SF
Building Size	5,885 SF
Lease Rate	\$24/SF - \$27/SF + NNN
New Sale Price	\$1,650,000
Availability	Immediate

*** Partial Sale-Leaseback may be available

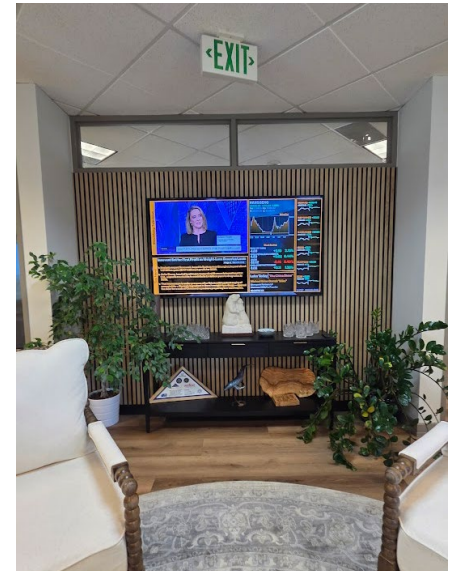


PROPERTY HIGHLIGHTS

- Nestled away and conveniently located off of I-25 and Orchard Road, you will enjoy privacy of an owner user building plus all the benefits of being located in the DTC.
- 3 story building, each with private offices, open work space, kitchenette, conference room & private restrooms.
- Easy access from I-25
- Dedicated covered parking garage.
- Built in 2003.
- Walking distance to Starbucks, child care, doggy day care, and other convenient amenities.

Suite Imagery - 3rd Floor

Private Entrance, Open Area & 5 Private Offices, 1 Conference Room Kitchenette & Work Room, New LVP flooring & accent walls

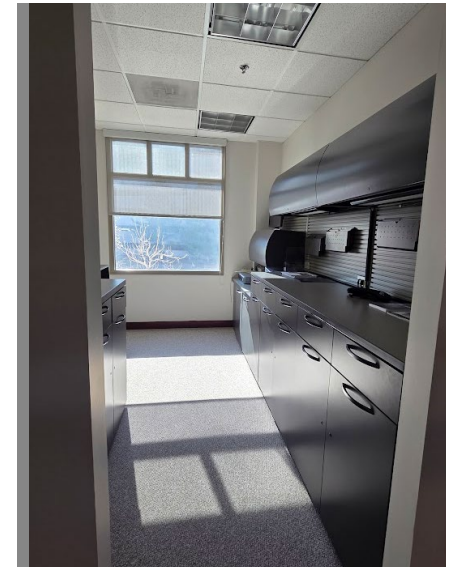


Floor Plan - 3rd Floor

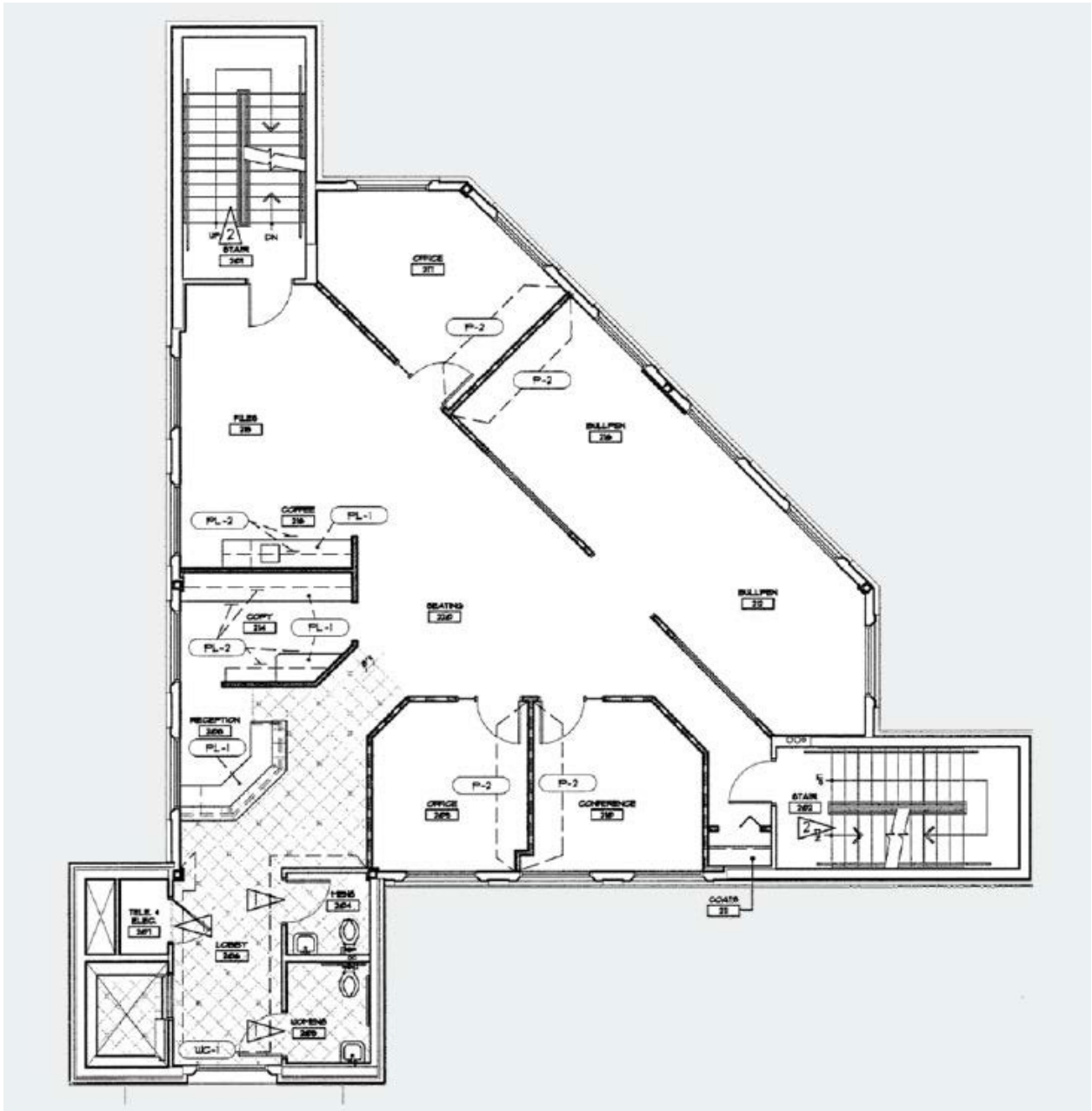


Suite Imagery - 2nd Floor

Private Entrance, Open Area & 2 Private Offices, 1 Conference Room Kitchenette & Work Room, Updated carpet



Floor Plan - 2nd Floor

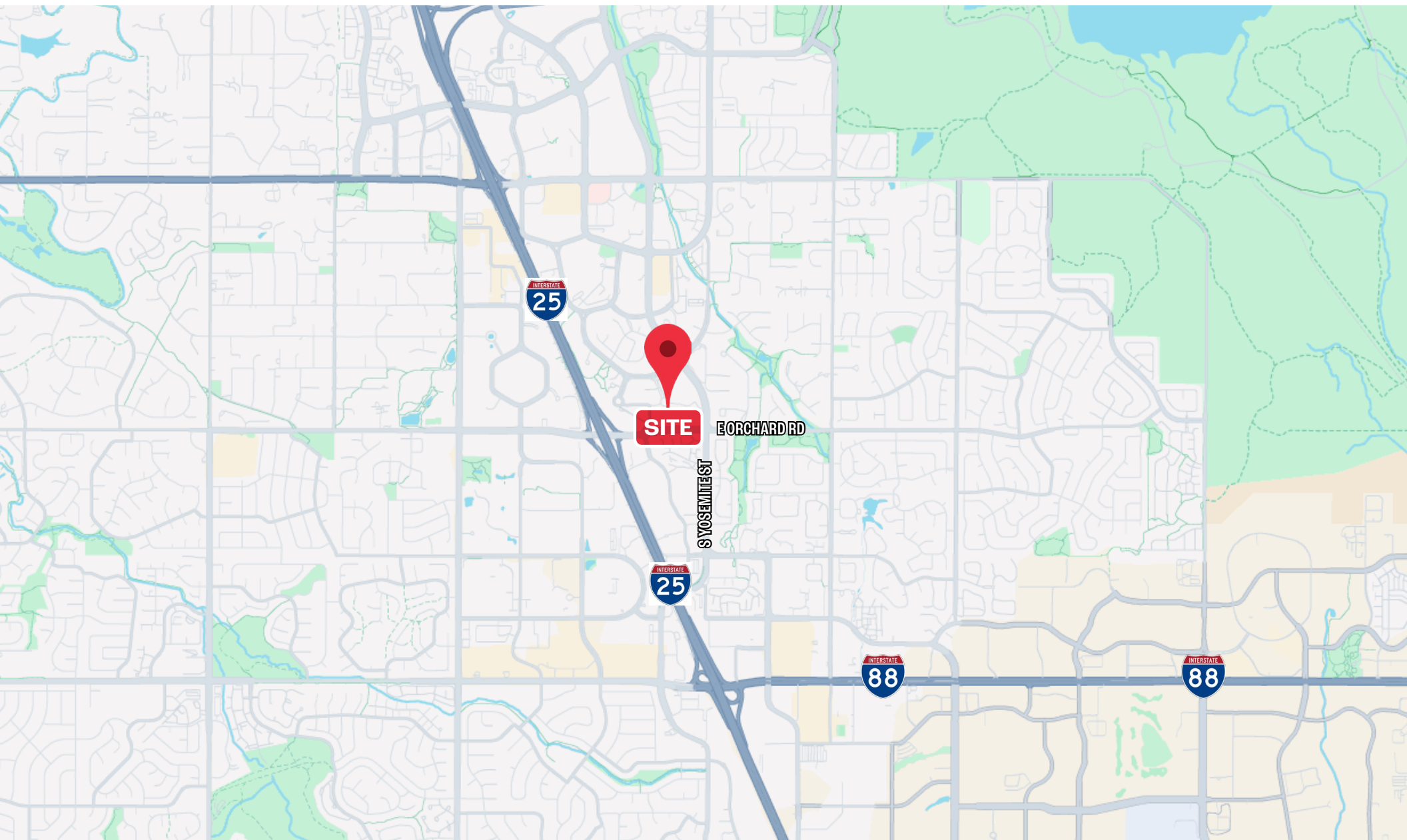


Suite Imagery - 1st Floor

Private Entrance, Attached Covered Parking - 14 total spaces, 10 covered spaces



Map



LISTED BY

MOHRTM
P A R T N E R S

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