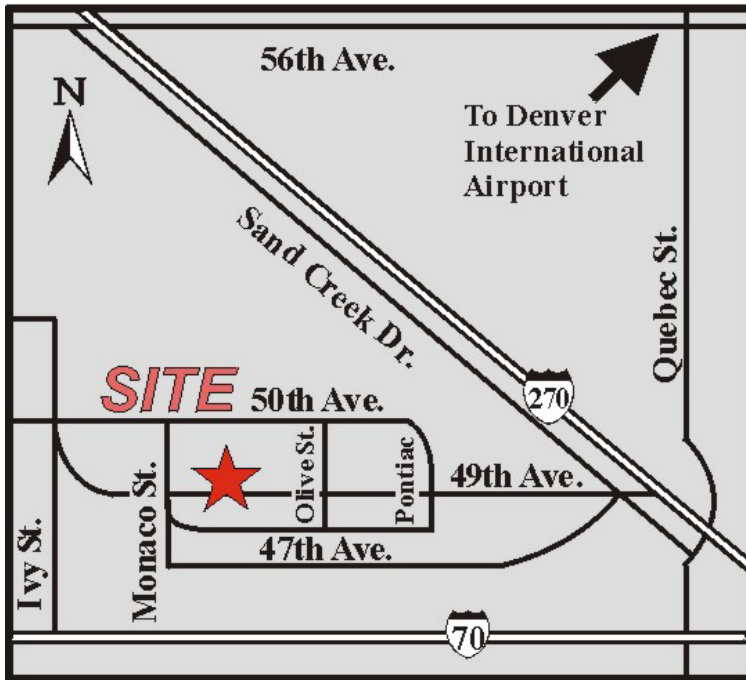




➤ PAVED, COVERED, FENCED YARD

➤ SPRINKLERED

➤ HEAVY POWER



4875 Newport Street, Commerce City, CO 80022

Building Size:	6,620 SF
Office Size:	1,200 SF
Site Size:	17,163 SF
Yard Size:	7,200 SF
Clearance:	14'
Zoning:	I-1S
Loading:	3 Drive Ins
Construction:	Twin-Tee
YOC:	1972
RE Taxes:	\$6,260 (2010)
Sale Price:	\$550,000
Lease Rate:	\$5.95/SF NNN

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