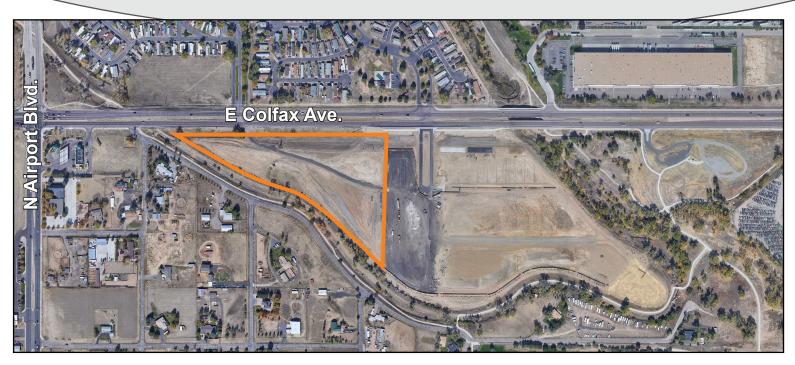


FOR SALE

17501 East Colfax Ave. Aurora, CO



10.23 ACRES

Sale Price: \$2,950,000

Drive Times





DIA 15 Minutes





Downtown Denver 25 Minutes

PROPERTY FEATURES:

Site Size: 10.23 AC

Zoning: APZ & MUC

County: Arapahoe

Taxes (2022): \$9,533.01

Sale Price: \$2,950,000

- Excellent access I-70, I-225, E-470 and Pena Blvd.
- Great visibilty to Colfax Ave.
- Proximity to numerous industrial parks
- Quick & easy access to DIA

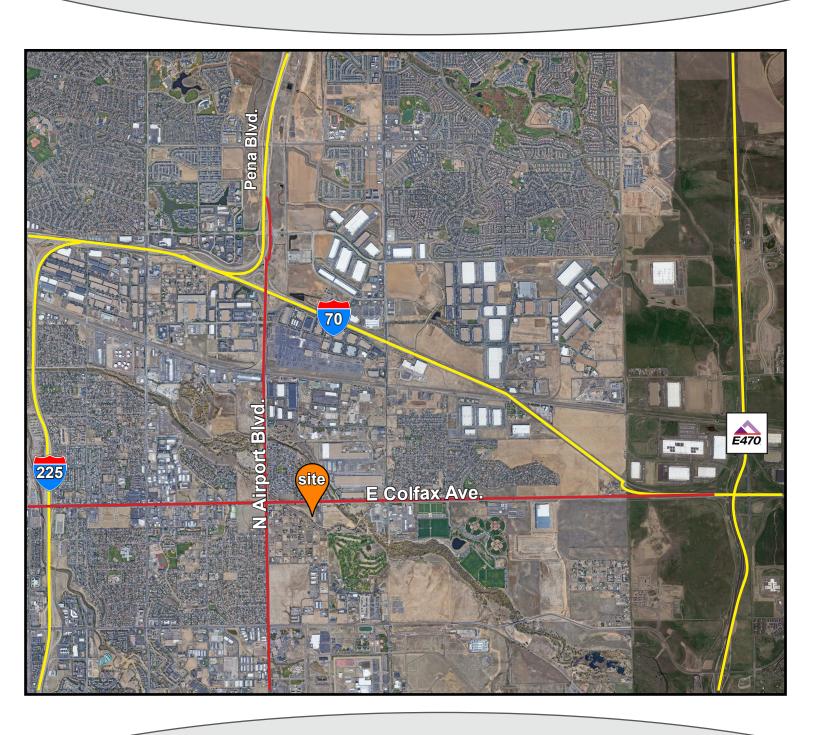
- Good site for trucking or trailer storage and sales companies
- Utilities in Colfax Avenue, City of Aurora
- Located along rapidly growing E I-70 market

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FOR SALE



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LOCAL EXPERTS. INDUSTRIAL STRENGTH.

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