



DEAN CALLAN
& COMPANY INC

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DEAN CALLAN & COMPANY, INC.
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OFFICE/SHOWROOM/RETAIL & WAREHOUSE SPACE FOR LEASE

WASHINGTON GARDENS CENTER
800-850 EAST 73RD AVENUE
DENVER, COLORADO 80229

Ideal office, showroom/retail and warehouse space at Washington Gardens Center. Located in prime north-central Denver, this property grants exceptional visibility and access to major Denver Metro areas. Enjoy air-conditioned office space, ample parking, and essential features like 16-foot clear height, 3-phase electrical, and drive-in loading doors.

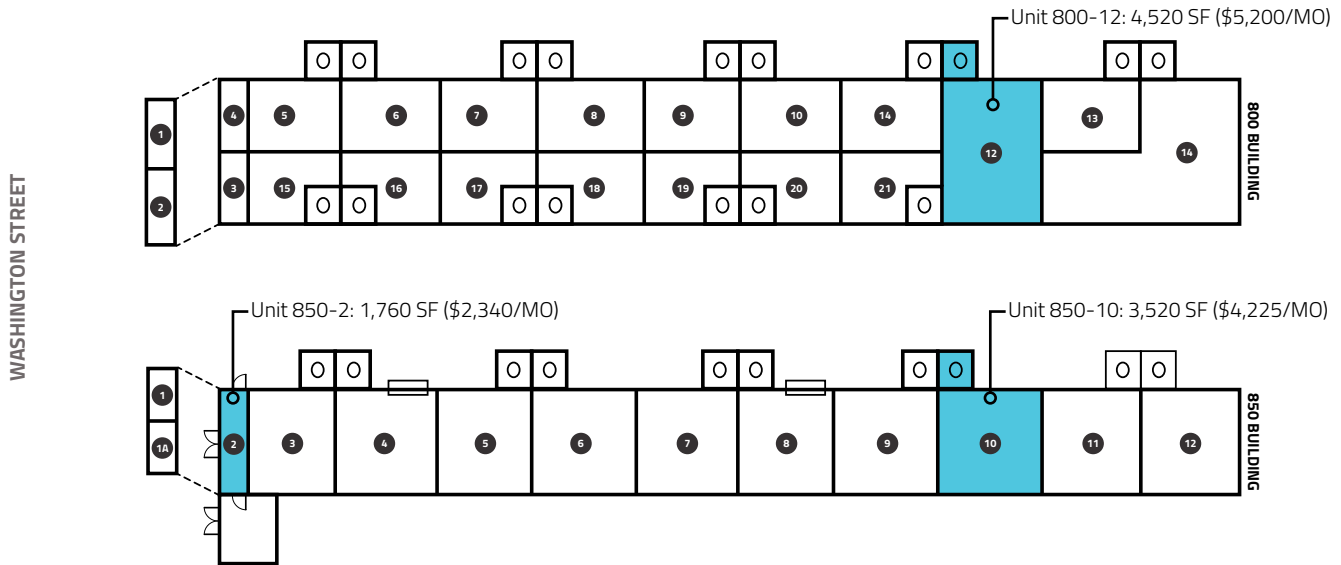
Call us for more information and to set up a tour.

TERMS

Unit 800-12 (Office/Warehouse):	4,520 SF \$5,200/Month Gross
Unit 850-2 (Office/Showroom/Retail):	1,760 SF \$2,340/Month Gross
Unit 850-10 (Office/Warehouse):	3,520 SF \$4,225/Month Gross

PROPERTY FEATURES

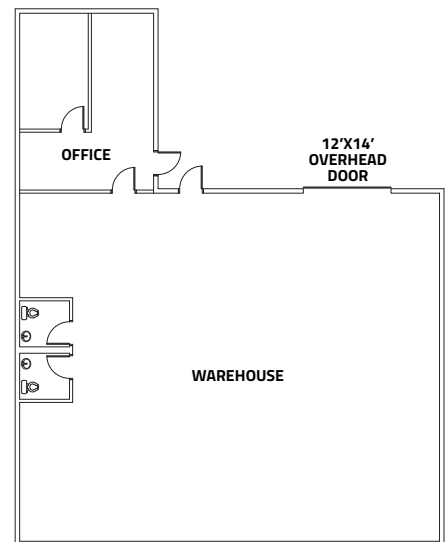
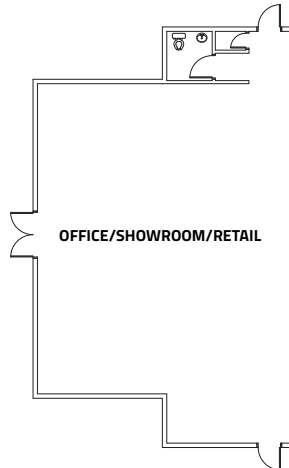
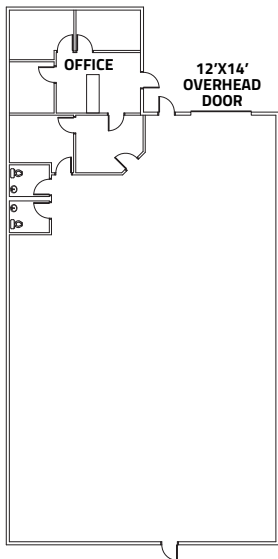
- Prime north central location
- Excellent highway access and highway visibility
- Air-conditioned
- Ample, convenient parking
- Located at the southeast corner of Washington Street & 73rd Avenue



UNIT 800 - 12 | FLOOR PLAN

UNIT 850 - 2 | FLOOR PLAN

UNIT 850 - 10 | FLOOR PLAN





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