

LAND FOR SALE



10000 HAVANA STREET

HENDERSON, COLORADO 80640



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The 10000 Havana site presents a unique opportunity for an investor, developer, and/or user to acquire a very rare and well located AG land site in the rapidly growing I-76 industrial corridor. There is a high level of support for the site to be rezoned to either I-1 or I-2 in Commerce City and thus allowing for a wide variety of industrial and outside storage uses on the property. The property directly adjacent to the south is currently under construction and close to finalizing a new state of the art 280,000 SF manufacturing/warehouse for Performance Foodservice and this site is ideally positioned for a buyer to capitalize on the overall area improvements.

Site Size	± 5.7 Acres
Zoning	AG (Possibility to rezone to I-1 and or I-2)
Current Property Type	Residential
Sale Price	\$1,900,000 (\$7.65/SF)

CONTACT INFORMATION

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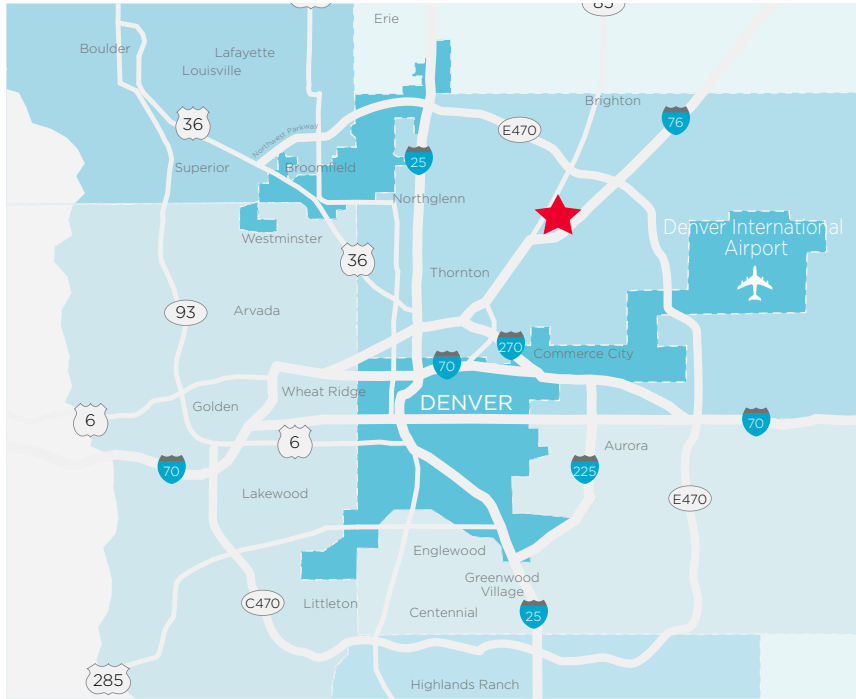
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