

SYRACUSE HILL II

6041 South Syracuse Way, Greenwood Village



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SYRACUSE HILL II



BUILDING OVERVIEW

YEAR OF CONSTRUCTION 1985

LAND AREA 2.49 Acres

NET RENTABLE AREA 53,701 RSF

NUMBER OF STORIES Three (3)

NUMBER OF ELEVATORS Two (2)

TYPICAL FLOOR PLATE 22,891 RSF

BUILDING OPERATING
HOURS Monday - Friday: 7 am - 6 pm
Saturday: 8 am - 12 pm
Sunday and Holidays: Closed

PARKING 3.0 : 1,000 SF, Free Surface

SECURITY Card key system



BUILDING FEATURES

- Newly renovated lobby & common areas
- Move-in-ready spec suites available
- Grade level access to floors 1 & 2, skip the elevator!
- Convenient access to I-25 and the Denver Tech Center
- Multiple recent upgrades including a state of the art chiller system, new boilers and a new building automation system providing unsurpassed tenant comfort!

AREA AMENITIES

- Close proximity to the Village Shops at the Landmark, Greenwood Athletic Club & Orchard Light Rail Station!
- Only minutes from the Village Center Station development & Arapahoe Road retailers, more than 50 restaurants within a 5 minute drive!

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