

2468 E. 9TH STREET



STAND-ALONE INDUSTRIAL WAREHOUSE OPPORTUNITY

Sale Price: \$1,375,000 (\$196/SF)

7,000 SF AVAILABLE FOR SALE

PROPERTY OVERVIEW

Stand-alone industrial warehouse building available for sale. This property has been home to Ground Engineering and features approximately 30% office finish, mezzanine storage and lab in the warehouse. The warehouse is accessed by 4 grade level doors (12' x 12') with ceiling heights ranging from 12' to 14' at the center. The building is free-span construction so there are no columns to work around in the warehouse. The lot is slightly oversized and offers limited storage on the south side, ample parking along the east and possible parking or building expansion room on the north side.

LOT SIZE: 0.50 Acres

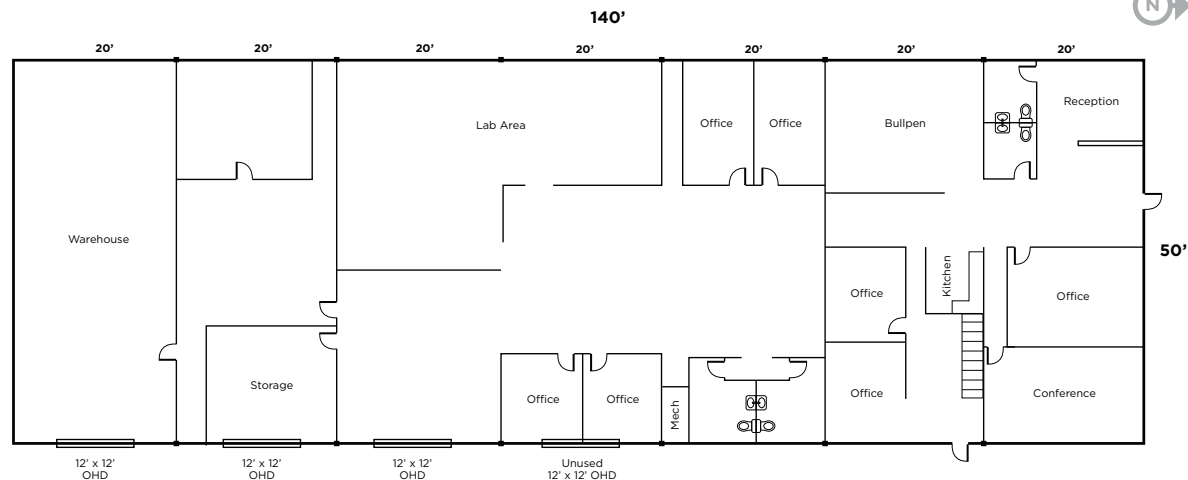
BUILDING DIMENSIONS: 50' x 140'

CEILING HEIGHT: 12' - 14'

DRIVE-IN DOORS: (4) 12' x 12'

PARKING: 15 Spaces

FLOOR PLAN



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For more information,
please contact:

JASON ELLS, CCIM
Senior Director
+1 970 231 7513
jason.ells@cushwake.com

COLE HERK, CCIM
Senior Director
+1 970 690 6005
cole.herk@cushwake.com

772 Whalers Way, Suite 200
Fort Collins, Colorado 80525

T +1 970 776 3900

cushmanwakefield.com

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