

19500-19550 E 23rd Ave - Building 1 - Eastpark 70



Location: **Building 1**
East I-70/Montbello Ind Cluster
SW DIA/Pena Blvd Ind Submarket
Adams County
Aurora, CO 80011

Building Type: **Class A Distribution**

Status: **Built Sep 2016**
Tenancy: **Single Tenant**

Land Area: **17.60 AC**
Stories: **1**
RBA: **357,555 SF**

Management: -
Recorded Owner: **Ep 70 Llc**

Total Avail: **No Spaces Currently Available**
% Leased: **100%**

Ceiling Height: **36'0"**
Column Spacing: **50'w x 54'd**
Drive Ins: **4 - 12'0"w x 14'0"h**
Loading Docks: **76 ext**
Power: **4000a/277-480v 3p**

Crane: -
Rail Line: -
Cross Docks: -
Const Mat: **Reinforced Concrete**
Utilities: -

Expenses: **2016 Combined Tax/Ops @ \$2.04/sf; 2016 Est Ops @ \$2.16/sf**

Parcel Number: **1821-34-1-03-004**

Parking: **138 Surface Spaces are available; 29 Industrial Trailer Spaces are available; Ratio of 0.40/1,000 SF**