

11925-11945 E 49th Ave - Montbello Industrial Park



Location: **Montbello Industrial Park**
AKA 4901-4965 Moline St
East I-70/Montbello Ind Cluster
Cent E I-70/Montbello Ind Submarket
Denver County
Denver, CO 80239

Management: **Colliers International**
Recorded Owner: **Gateway Montbello Indl Llc**

Ceiling Height: **18'0"**
Column Spacing: **32'w x 44'd**
Drive Ins: **6 - 12'0"w x 16'0"h**
Loading Docks: **8 ext**
Power: **400-1200a/120-208v**

Expenses: **2017 Tax @ \$1.06/sf; 2017 Ops @ \$1.04/sf**
Parcel Number: **1144-06-002**
Parking: **62 free Surface Spaces are available; Ratio of 1.20/1,000 SF**
Amenities: **Fenced Lot, Signage**

Building Type: **Class B Manufacturing**

Status: **Built 1977**
Tenancy: **Multiple Tenant**

Land Area: **2.80 AC**
Stories: **1**
RBA: **51,216 SF**

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

Crane: **None**
Rail Line: **None**
Cross Docks: **None**
Const Mat: **Reinforced Concrete**
Utilities: **-**