

14603 E Moncrieff PI - Moncrieff Business Center



Location: **Moncrieff Business Center**
AKA Fraser St
East I-70/Montbello Ind Cluster
SW DIA/Pena Blvd Ind Submarket
Adams County
Aurora, CO 80011

Management: **Etkin Johnson Real Estate Partners**
Recorded Owner: **CIP Owner LLC**

Ceiling Height: **22'0"-24'0"**
Column Spacing: **-**
Drive Ins: **4 - 10'0" w x 14'0" h**
Loading Docks: **9 ext**
Power: **2000-3000a/277-480v 3p**

Expenses: **2017 Combined Tax/Ops @ \$2.63/sf**
Parcel Number: **1821-30-0-08-017**
Parking: **60 free Surface Spaces are available; Ratio of 0.60/1,000 SF**
Amenities: **Air Conditioning**

Building Type: **Class B Manufacturing**

Status: **Built 1982**
Tenancy: **Multiple Tenant**

Land Area: **4.23 AC**
Stories: **1**
RBA: **101,406 SF**

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

Crane: **Yes**
Rail Line: **Yes**
Cross Docks: **None**
Const Mat: **Masonry**
Utilities: **-**