

FOR LEASE

8560 W. Colfax Avenue
Lakewood, CO 80215



Carrie J. Mesch
C: 303.908.7070
Carrie@meschcommercial.com

M. Tom Mesch
C: 303.947.6035
Tom@meschcommercial.com

meschcommercial.com
O: 303.623.8600
F: 1.866.615.1663
MESCH Commercial
770 Crescent Lane
Lakewood, CO 80214

Building Size: 2,475 SF

Lot: 9,700 SF, with ample parking.

Zoning: M-G-S (Mixed-General-Suburban)

Property Tax: \$6,360

Lease Rate: \$13.00/SF NNN

Sale Price: \$355,000

Well located building on West Colfax Ave., strong retail presence and signage. Very functional space which allows for a variety of uses. In close proximity to W-line light rail, bike paths, easy access to 6th Ave., 1-1/2 blocks to Richie Park.

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