

# 10000-10300 E 40th Ave - Enterprise Business Center at Stapleton Bldg5 - E



Location: **Enterprise Business Center at Stapleton Bldg5**  
**East I-70/Montbello Ind Cluster**  
**Quebec St Ind Submarket**  
**Denver County**  
**Denver, CO 80238**

Building Type: **Class A Distribution**

Status: **Built Jun 2015**  
 Tenancy: **Multiple Tenant**

Land Area: **51.37 AC**  
 Stories: **1**  
 RBA: **466,413 SF**

Total Avail: **27,200 SF**  
**% Leased: 94.2%**

Management: -  
 Recorded Owner: -

Ceiling Height: **32'0"**  
 Column Spacing: **52'w x 50'd**  
 Drive Ins: **8 - 12'0" w x 14'0" h**  
 Loading Docks: **86 ext**  
 Power: **3000a/277-480v 3p**

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

Expenses: **2017 Combined Tax/Ops @ \$4.85/sf; 2013 Combined Est Tax/Ops @ \$2.09/sf**

Parcel Number: **1224-02-020**

Parking: **82 Industrial Trailer Spaces are available; 242 free Surface Spaces are available; Ratio of 0.50/1,000 SF**  
 Amenities: **Enterprise Zone, Skylights**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st	27,200	27,200	<b>\$5.95/nnn</b>	Vacant	Negotiable	New