

NEXUS at DIA
8350 Quintero Street
Commerce City, CO



LEASED

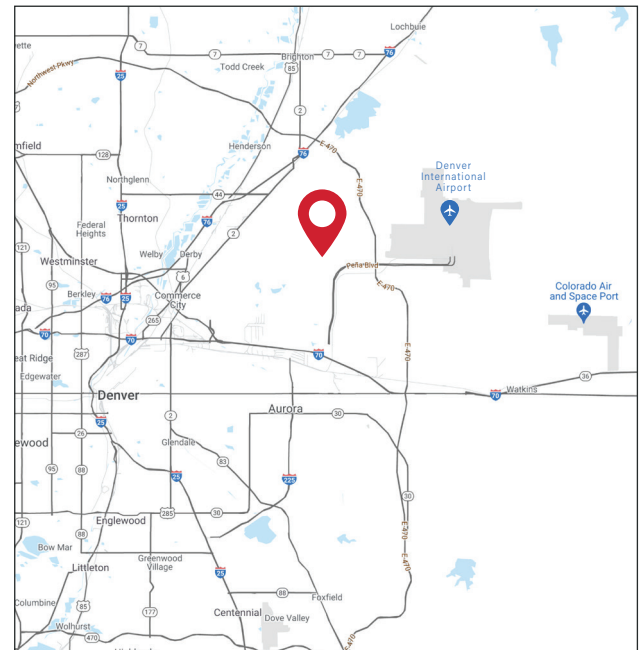
±278,486 SF
Class A Modern Bulk Distribution Facility

HIGHLIGHTS:

- Building Dimensions: 774' x 337'
- Zoned: PUD
- Office: ±17,165 SF
- Acres: ±39.8

ACCESS:

- Located just 8 miles from the Denver International Airport



Owned and Managed by Becknell Industrial

Chicago

120 East Burlington Avenue
La Grange, IL 60525
P: 708.443.9300

Denver

205 Detroit Street, 2nd Floor
Denver, CO 80206
P: 303.900.4113

Indianapolis

2750 East 146th Street, Suite 200
Carmel, IN 46033
P: 317.669.6000

South Florida

25 Seabreeze Avenue, Suite 302
Delray Beach, FL 33483
P: 561.279.1840

BUILDING HIGHLIGHTS

TOTAL BUILDING SIZE:
 ±278,486 SF (774' x 337')

ACRES:
 ±39.8

OFFICE:
 ±17,165 SF Office

COLUMN SPACING:
 51.9' x 54.3'

SPEED BAY:
 60'

CLEAR HEIGHT:
 36'

DOCK-HIGH DOORS:
 78 (9' x 12')

DRIVE-IN DOORS:
 2 (12' x 14')

CAR PARKING:
 420

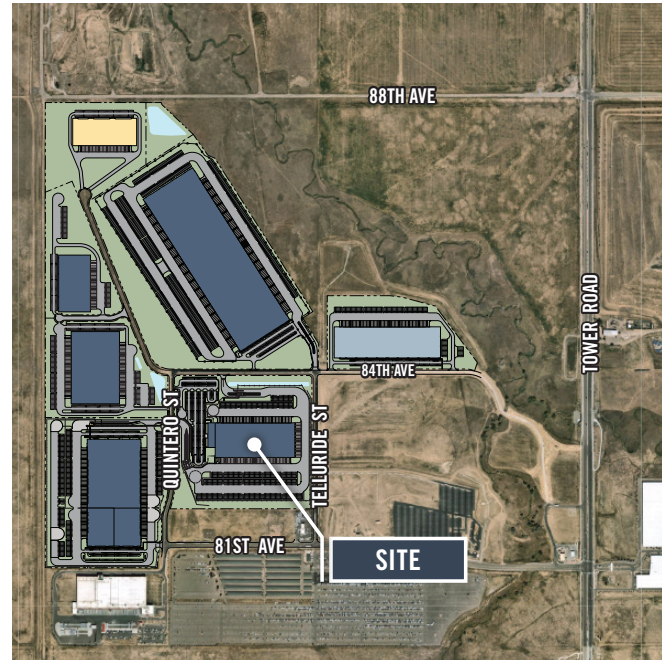
TRAILER PARKING:
 311

SPRINKLERS:
 ESFR

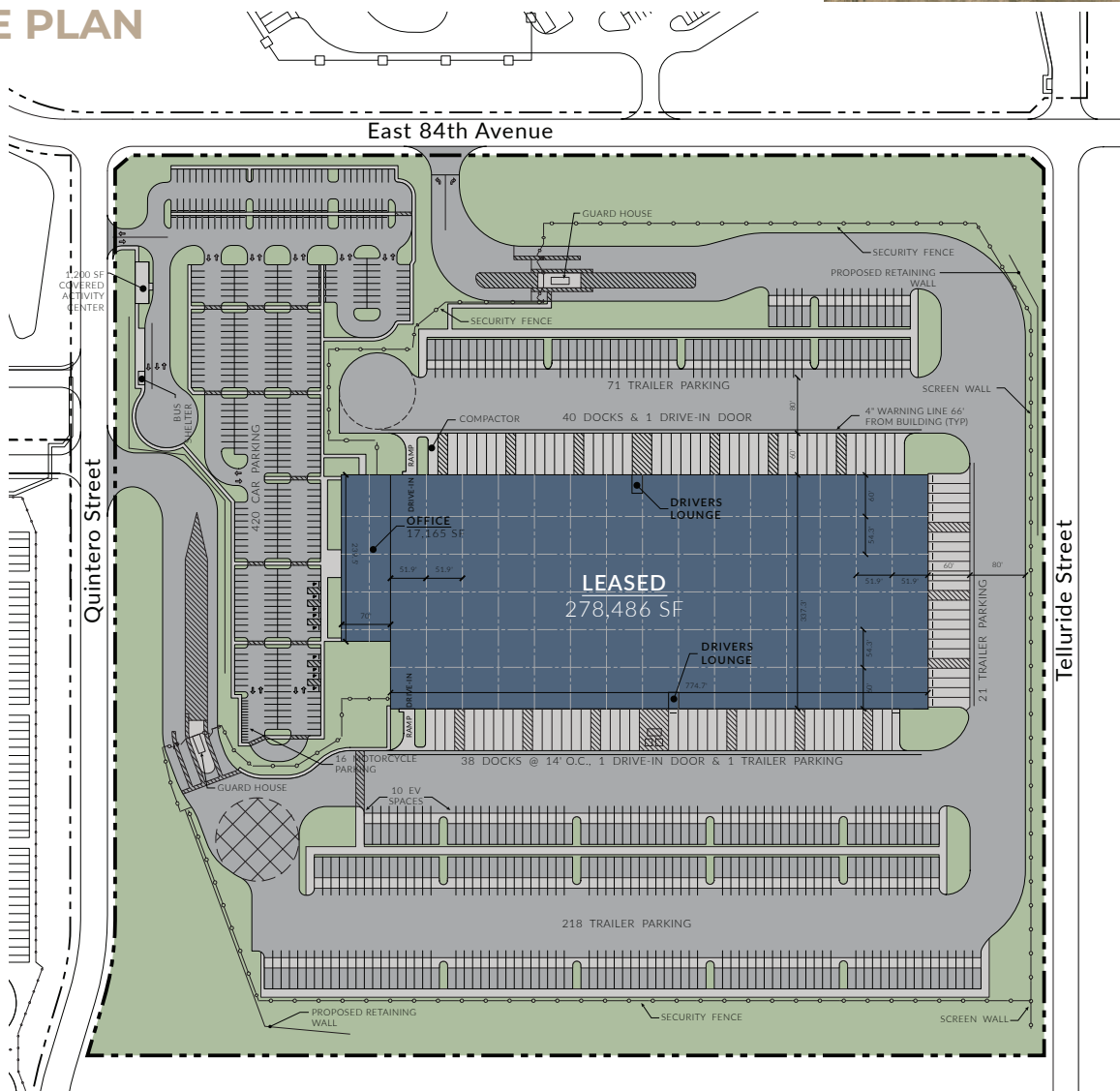
ELECTRICAL:
 1200A, 277/480 volt, 3-phase

ROOF:
 .060 white reinforced TPO mem.

FLOOR:
 7" Unreinforced Slab



SITE PLAN



LEASED

