

CHAPARRAL BUSINESS PARK

MAJOR
RENOVATIONS
UNDERWAY



7257-7337 S. Revere Parkway, Centennial, CO 80112
FLEX SPACE FOR LEASE

- Nine-building complex consisting of 146,175 RSF
- Lease rates starting at \$6.25/sf NNN
- Parking ratio 2.88:1,000 SF
- Ideal for office, warehouse and R&D uses
- Located immediately adjacent to Centennial Airport and Inverness Business Park with amenities including Inverness Hotel and Conference Center, Inverness Golf Course, Colorado Athletic Club and numerous restaurants
- Great location with access to Arapahoe Road, Parker Road, E-470 and I-25



Owned by: **Colony Realty Partners, LLC**

for more information:
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Property leased and managed by:

**LINCOLN
PROPERTY
COMPANY**

2000 South Colorado Blvd., Suite 3700 Denver, CO 80222 | 303.893.1886 main | 303.893.4055 fax

WWW.LPCDENVER.COM

CHAPARRAL BUSINESS PARK



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FLEX SPACE FOR LEASE

AVAILABLE SPACE:

- BUILDING 5** Suite 501 - 16,915 SF
divisible to 4,522 SF
- BUILDING 6** Suite 604 - 5,812 SF
- BUILDING 7** Suite 701 - 3,120 SF
- BUILDING 9** Suite 901 - 6,908 SF

- Lease rates negotiable
- Operating Expenses: \$4.84/SF (2010 estimated)
- Parking Ratio: 2.88:1,000 SF
- YOC: 1982
- Site Size: 10.4 acre campus
- Clear Height: 14'6" warehouse
- Loading Doors: combination of dock high and drive-in doors

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