



5280 LOGISTICS PARK | BUILDING 2

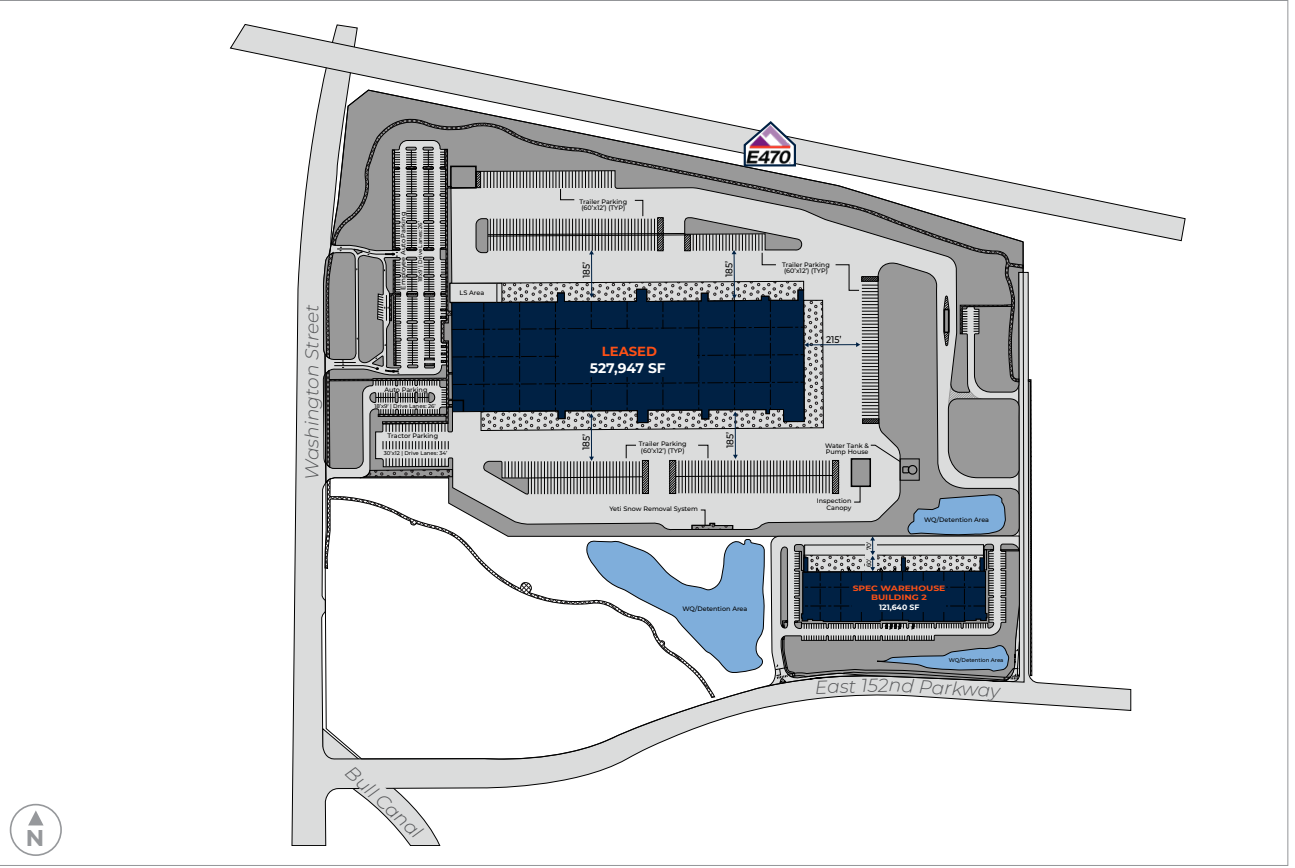
THORNTON, COLORADO

**BUILD-TO-SUIT
CONSTRUCTION READY**

121,640 SF | AVAILABLE FOR LEASE OR SALE

5280 Logistics Park, Building 2 is part of a two-building Class A logistics development located in the thriving North Denver industrial submarket. Offering build-to-suit opportunities and ready for construction, Building 2 has direct access to I-25 and E-470. 5280 Logistics Park is positioned well to reach a rich labor pool and a high-growth region of Colorado.





121,640 SF available on 10.64 acres



130' truck court



200 - auto parking spaces



Spec office space



LED exterior lighting



ESRF sprinkler system



Rear-load configuration



2500 amp electrical service

Development



MATT HYMAN

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Leasing



TYLER REED, SIOR

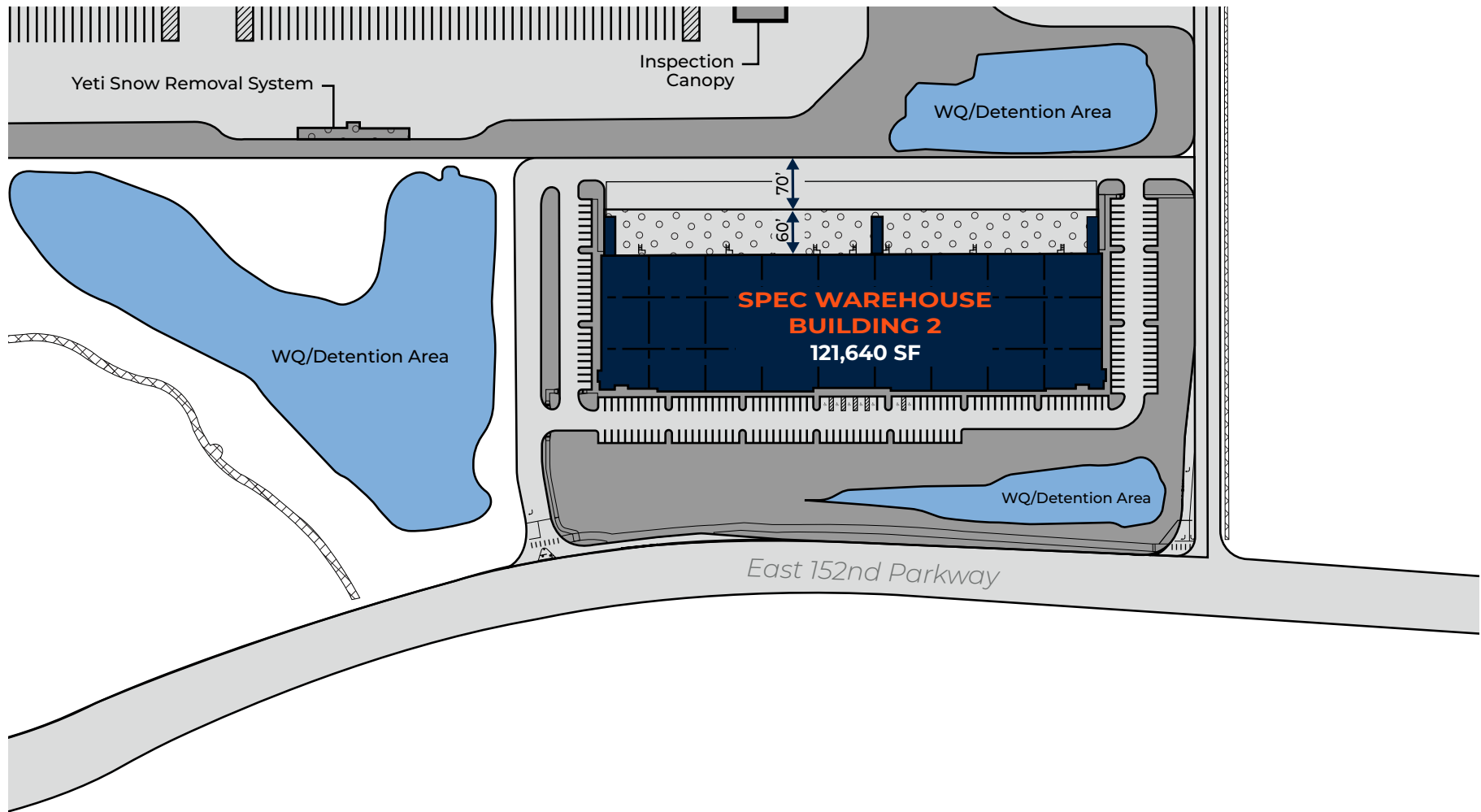
303 957 5319 (o) | 303 601 4663 (c)
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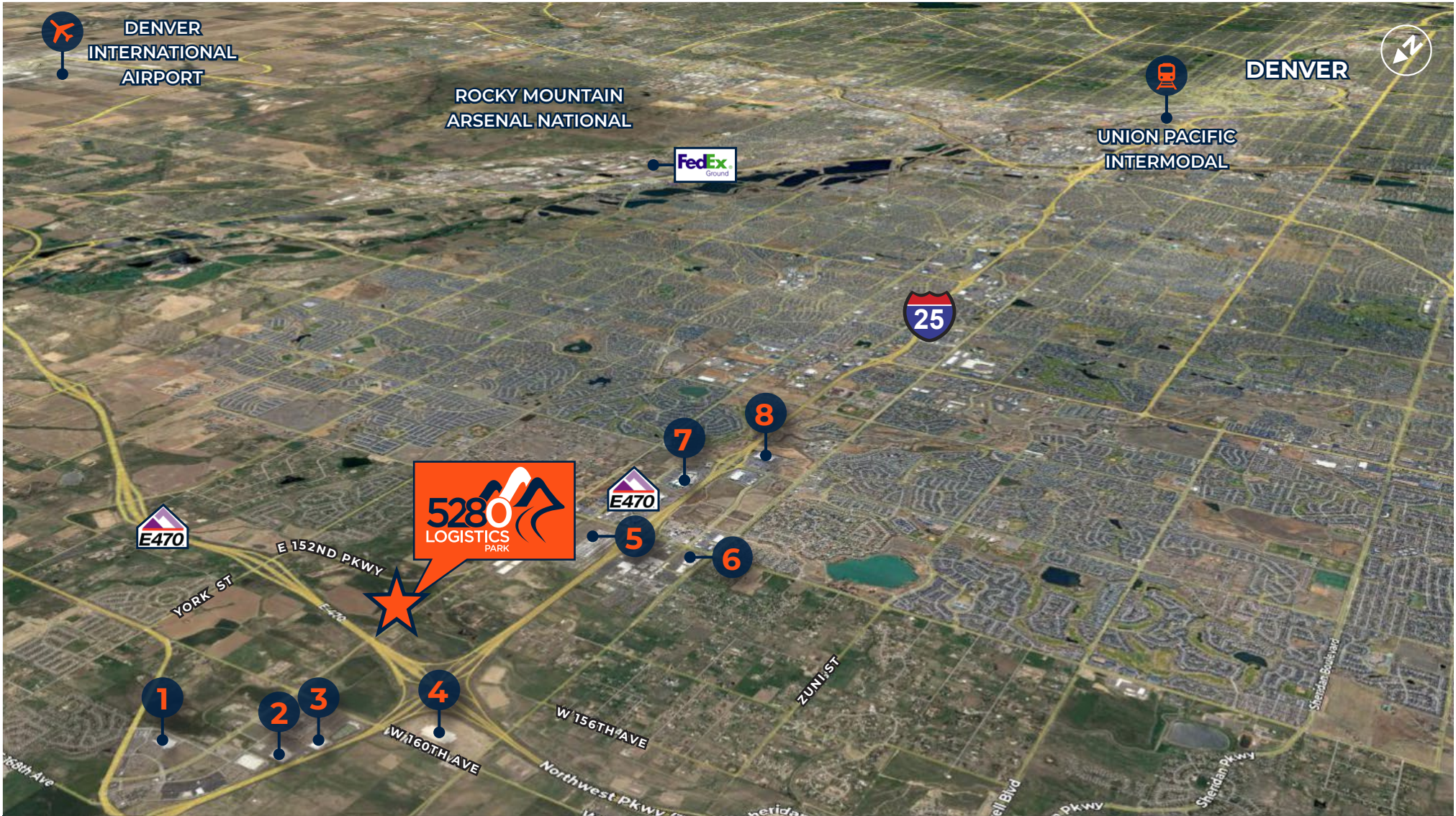
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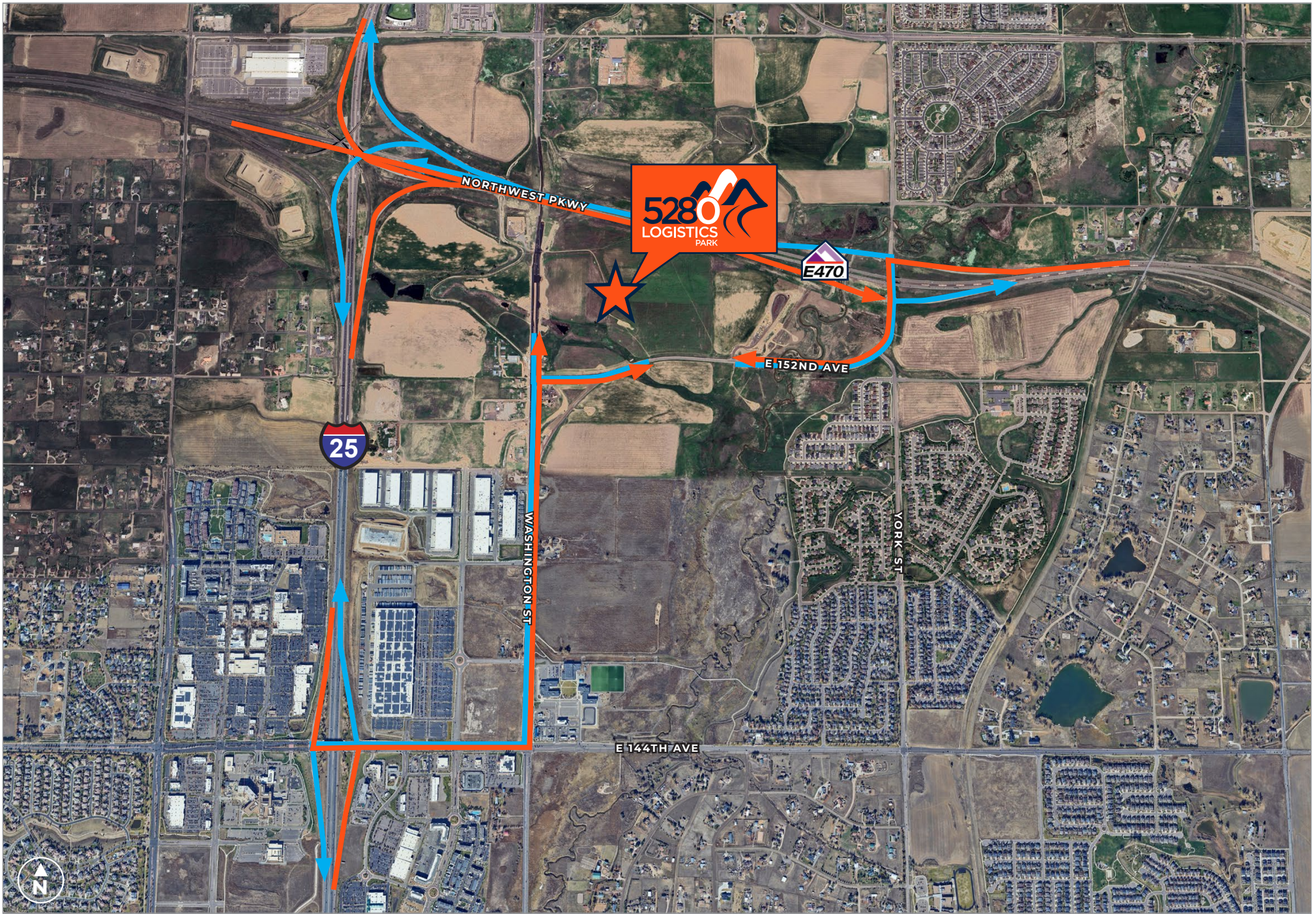


BUSINESSES

- | | |
|-----------------------------------|---------------------------|
| 1. Home Depot | 5. Amazon - DEN3 |
| 2. Costco Wholesale | 6. Target |
| 3. Floor & Decor | 7. Denver Premium Outlets |
| 4. Amazon Delivery Station - DDV3 | 8. Walmart |

DRIVE TIMES

- | | | | | | |
|------------------|----------|---------|------------------------------|----------|---------|
| FedEx Ground Hub | 13.7 mi. | 26 min. | Union Pacific Intermodal | 16.3 mi. | 26 min. |
| Denver, CO | 19.2 mi. | 27 min. | Denver International Airport | 24.9 mi. | 25 min. |



5280
LOGISTICS
PARK

25

E470

E 152ND AVE

WASHINGTON ST

YORK ST

E 144TH AVE



5280 LOGISTICS PARK
THORNTON, COLORADO | 121,640 SF | AVAILABLE FOR LEASE OR SALE

BUILDING 2

INGRESS / EGRESS



CONTACT

DEVELOPMENT



MATT HYMAN

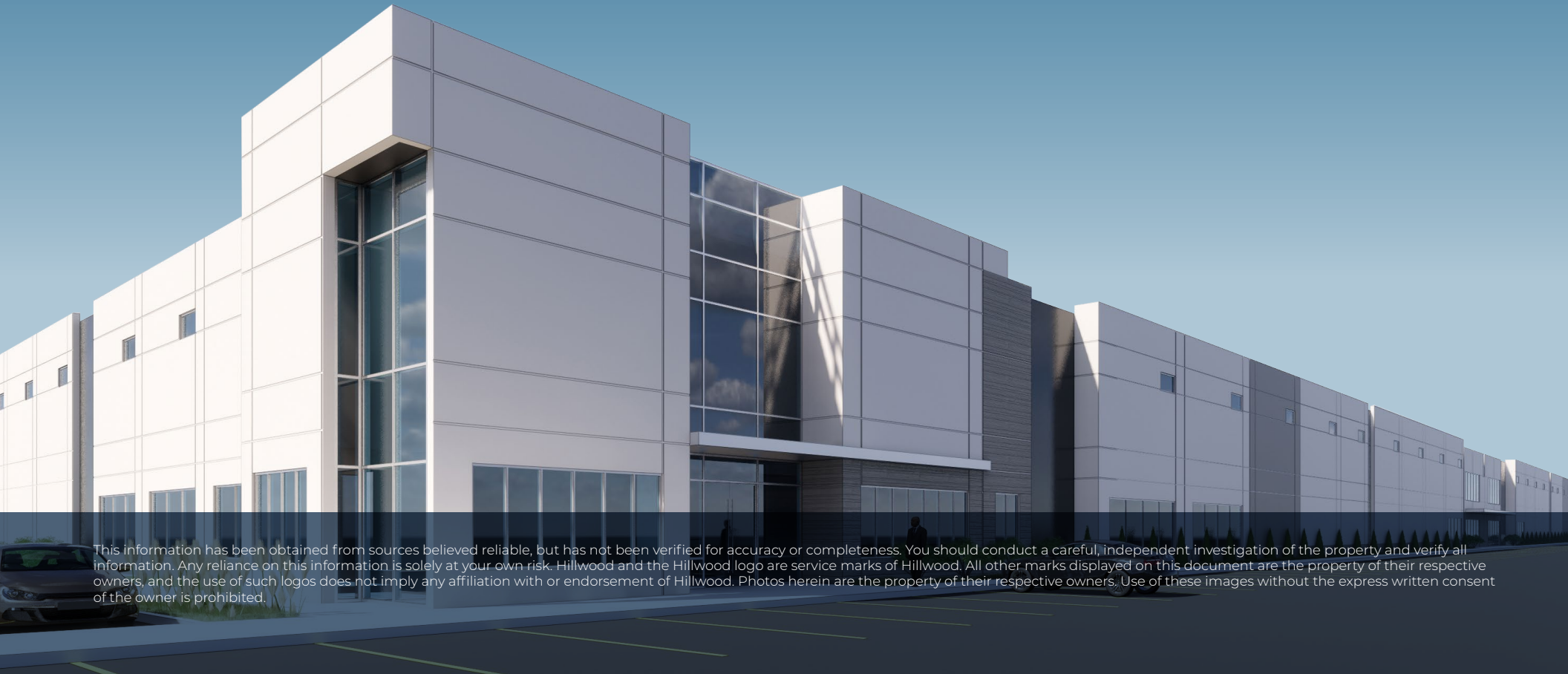
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LEASING/SALES



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