

Colliers



Dry Creek Business Park

7300-7348 South Alton Way | Centennial, CO 80112

MAGNIFICENT MOUNTAIN VIEWS!

COMCAST HIGH SPEED AVAILABLE

For Lease:

Office/Warehouse Space

Building Info

- > Single-Story, 16-Building Complex
- > I-25 and Dry Creek Road
- > Office and Office Warehouse Uses
- > 11'6" Ceilings in Warehouse
- > HVAC Maintenance Included in CAM
- > 8' x 10' Grade Level Doors
- > 2026 Estimated Operating Expenses: \$8.45/SF

Highlights



Abundant hotels and shopping nearby



On-site deli with ample nearby restaurants



Walking distance to light rail station



Magnificent mountain views



Ready to move in vacancies



Excellent access to south metro

VIEW ONLINE



www.drycreekbusinesspark.com

Accelerating success.

For Lease



CURRENT AVAILABILITY

Office / Warehouse

BLDG.	SUITE	SIZE	LOADING	COMMENTS	BASE RENT	AVAILABLE
3	I	1,475 SF	1 Drive-In	20% Office	\$16.00/SF NNN	Immediately
4	B	2,211 SF	2 Drive-Ins	40% Office	\$16.00/SF NNN	Immediately
5	I	676 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
5	K	694 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
6	A	745 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
6	D	1,526 SF	N/A	100% Office	\$12.00/SF NNN	March 1, 2026
7	A	3,545 SF	1 Drive-In	85% Office	\$15.00/SF NNN	Immediately
7	D	860 SF	N/A	100% Office	\$12.00/SF NNN	March 1, 2026
7	H	2,243 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
9	A	1,622 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
13	M	813 SF	N/A	100% Office	\$12.00/SF NNN	Immediately
14	D	2,928 SF	2 Drive-Ins	30% Office	\$15.50/SF NNN	Immediately
14	G	2,882 SF	2 Drive-Ins	80% Office	\$15.50/SF NNN	Immediately
16	I-L	3,604 SF	1 Drive-In	85% Office	\$15.50/SF NNN	Immediately

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Brokerage
Disclosure

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