1216 E. 18TH ST **GREELEY, CO**

MASSIVE 2.3 ACRE YARD

INDUSTRIAL ZONED

(3) Overhead Drive-In Doors (2) 12'x12' and (1) 12'x10' 14' CLEAR HEIGHT



Space Available 4,440 SF

Monthly \$11,737 Estimate

Base Rent: \$25 / SF

NNN Rent: \$6.72 / SF

2025 Estimate

LARGE WAREHOUSE WITH MASSIVE YARD SPACE FOR LEASE IN GREELEY

- Property features an office entry, warehouse space with 14' clear height and (3) drive-in overhead doors, (2) measuring 12'x12' and (1) at 12'x10' and a **2.3 ACRE YARD**.
- Conveniently located in Greeley with easy access to Highways US-85 and US-34
- Zoned Industrial in Unincorporated Weld County
- Ample parking



SITE LAYOUT





AERIAL & EXTERIOR PHOTOS





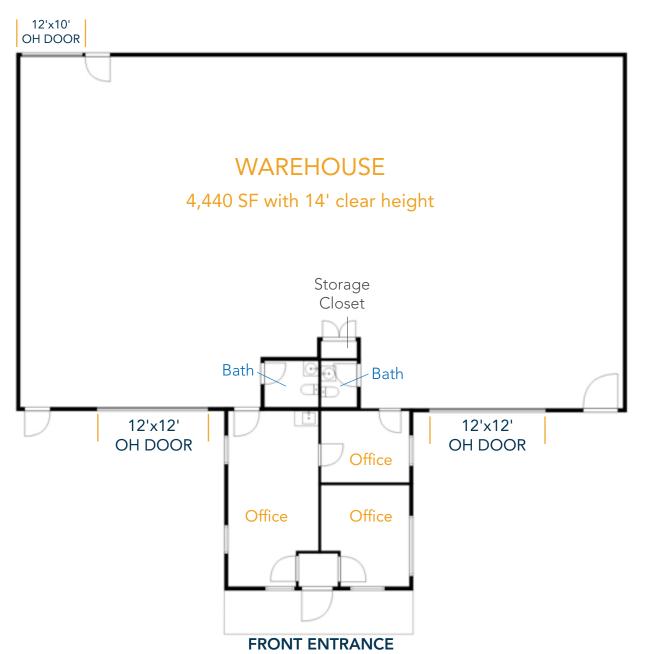








FLOORPLAN & INTERIOR PHOTOS











AREA MAP





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