



BUILDING 1A
±625,197 SF

5300 N. HARVEST RD. | AURORA, CO



BUILDING 1A

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Site Area 35.8 Acres

Building Size ±625,197 SF

Building Dimensions 1176' X 570'

Clear Height 40'

Truck Court Depth 135'

Column Spacing 50' x 56'

Spec Office 4,811 SF

Docks 112

Dock Levelers Rite-Hite Levelers with 40,000 lb. capacity provided at every third dock position

Drive-In 4 (knock-out panels designed to accommodate 4 additional drive-in doors)

Car Parking 388

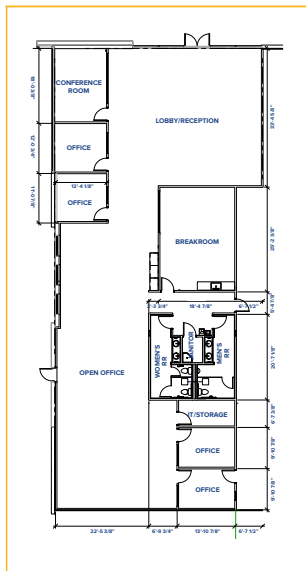
Trailer Parking 91

Power 8,000A/480V

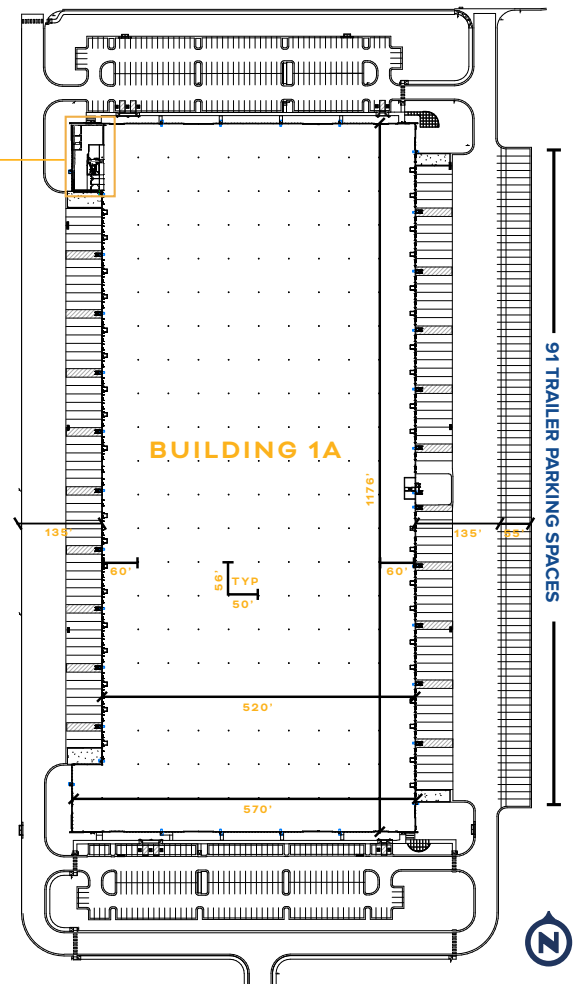
Lease Rate To Quote

County Adams

Zoning AD



SPEC OFFICE 4,811 SF



A MEASURABLE ADVANTAGE

Join Aurora, one of the most thoughtfully designed and blossoming communities in the Denver Metro area, with more than 34,000+ new homes planned in the vicinity. Sun Empire is within one hour of 75% of Colorado businesses as well as a local workforce of 60,000+ transportation and warehousing workers.



AT THE HEART OF EVERYTHING



BUILT FOR ENTERPRISE



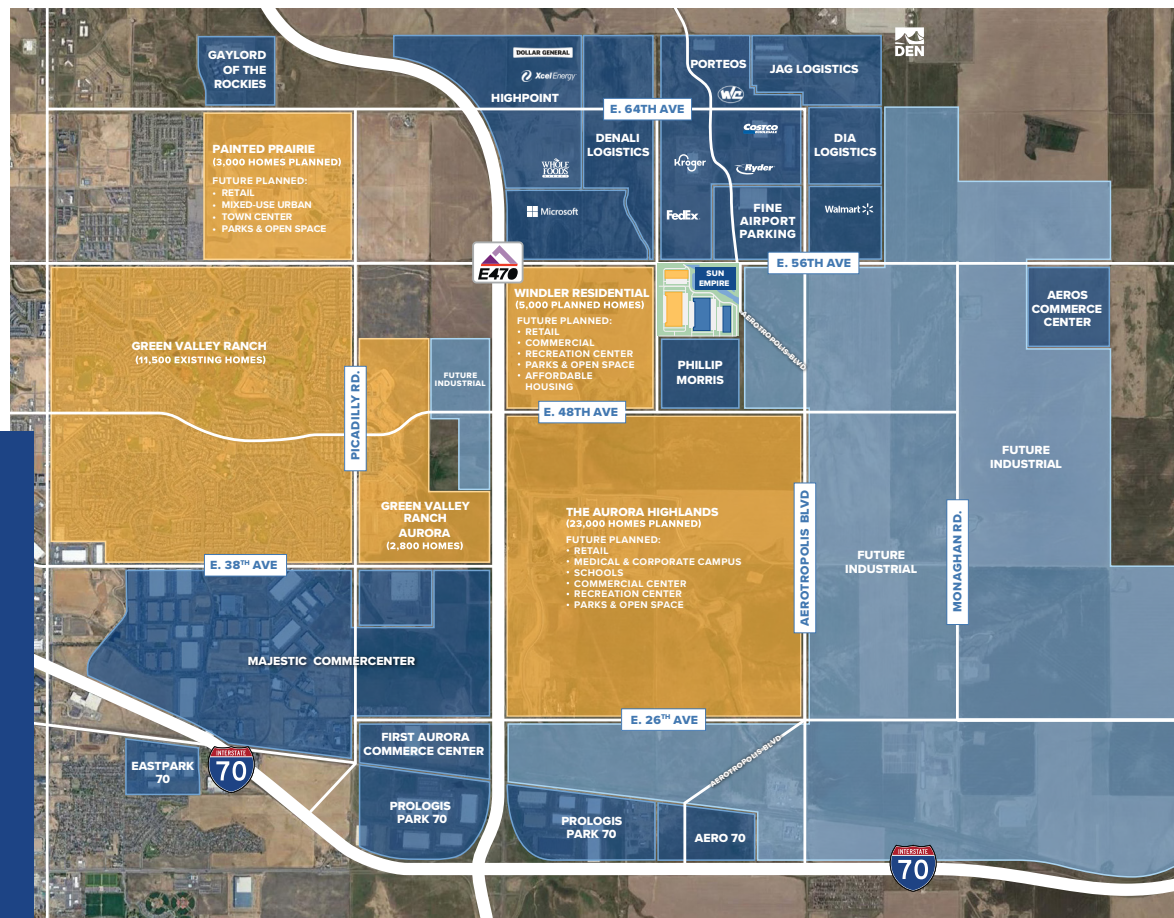
A GROWING AND QUALIFIED TALENT POOL



TRANSPORTATION MADE EASY



LEED CERTIFIED



SUN EMPIRE

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