



ASCENT

COMMERCE CENTER

BUILDING 2

17956 E 84TH AVE. COMMERCE CITY, CO



Design Cross Dock
Available SF 178,027 RSF
Divisible to 90,000 SF
Spec Office 3,080 SF
2023 OPEX \$4.36/SF

Truck Court 200' (shared)
Parking Ratio 0.75/1,000 (134 stalls)
Dock Doors 37 - (9' X 10')
9 with levelers
Drive-In Doors 2 - (12' X 14')

Trailer Stalls 35
Clear Height 36'
Power 4000a/480v/3p
Slab Thickness 7" reinforced

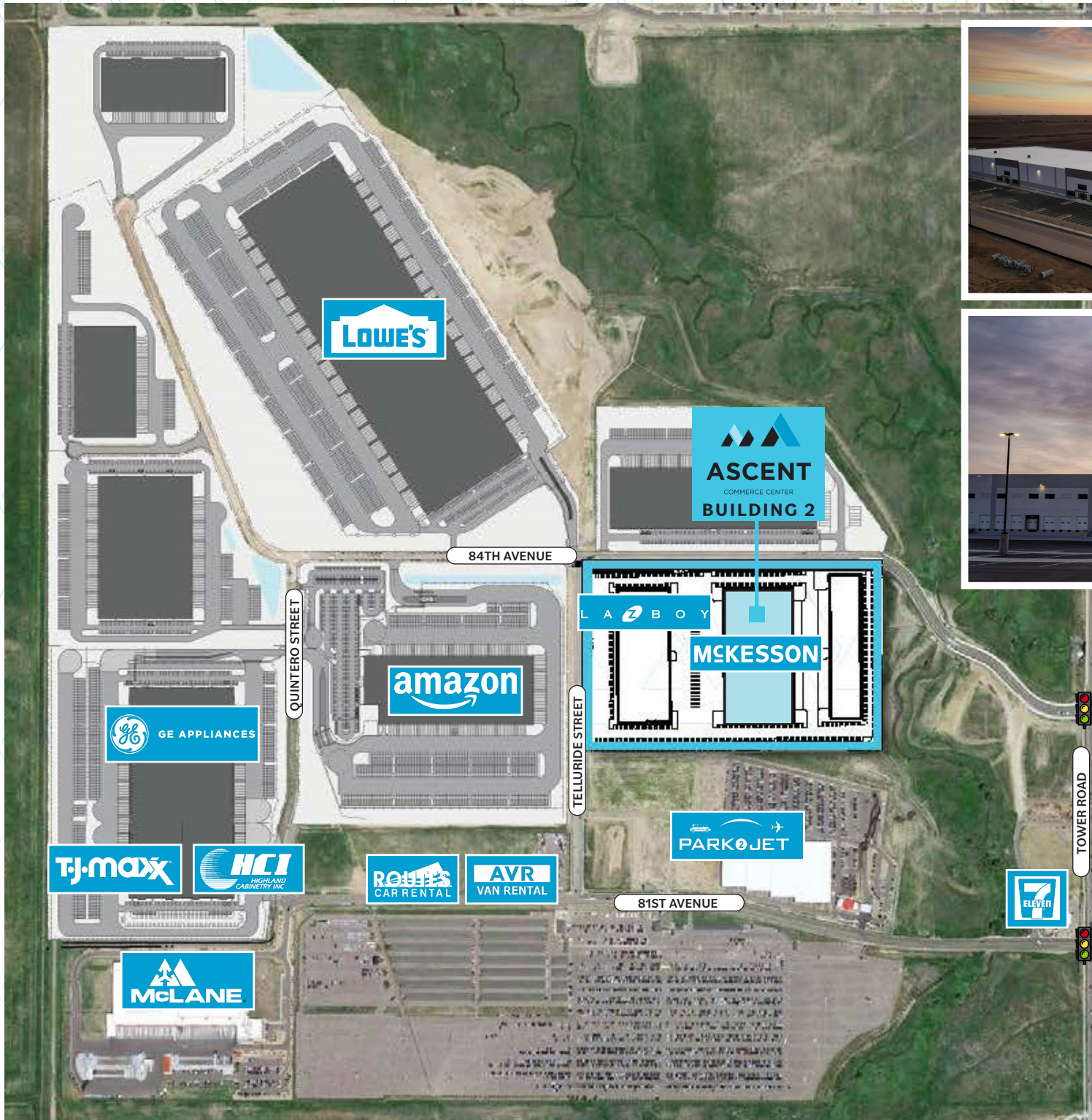
[View Ascent Commerce Center Video](#)



SITE PLAN



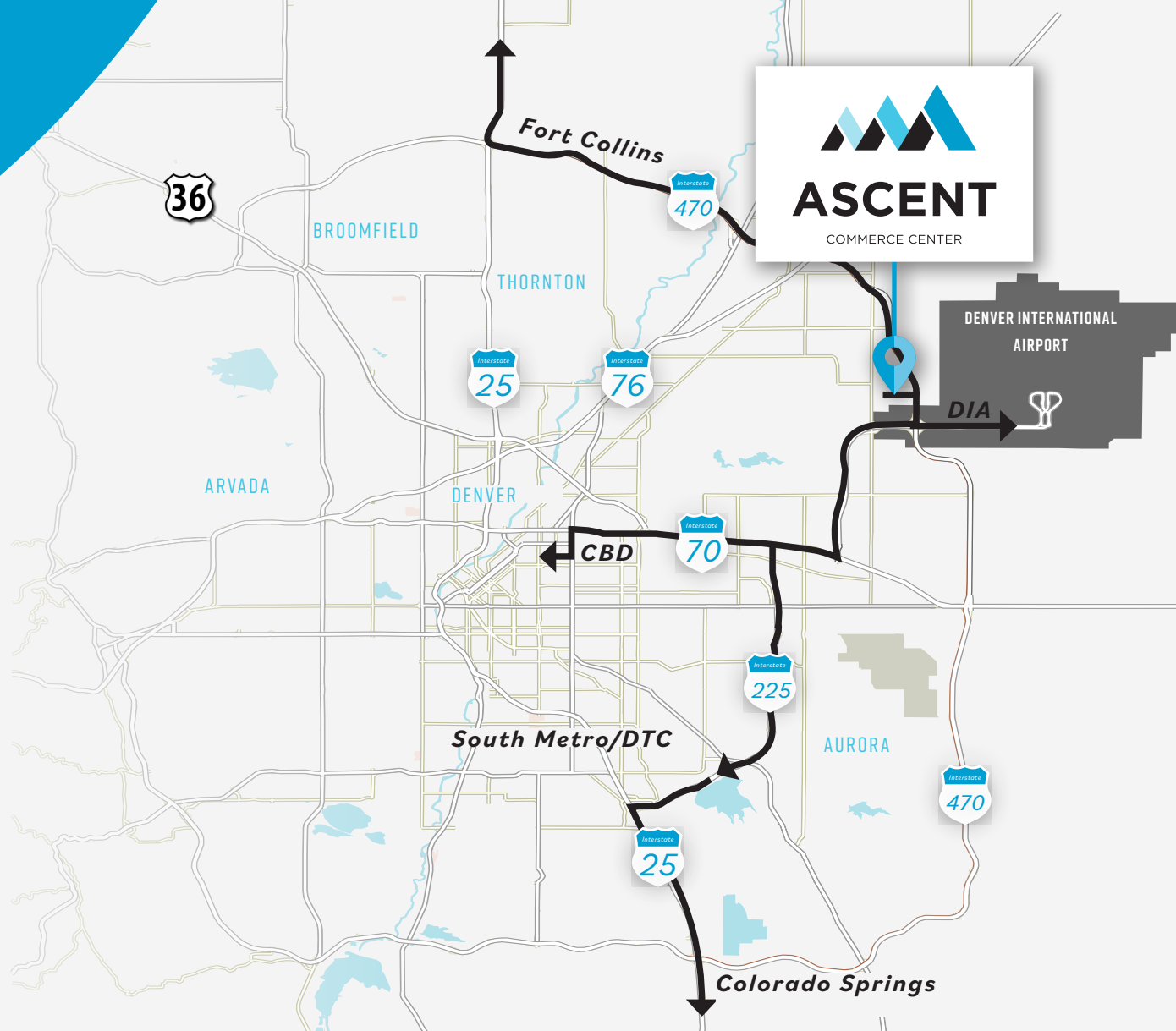
BUILDING 2
90,000 to 178,027 SF
Available



*Easy access in
all directions*

DRIVE TIMES

<i>Pena Blvd</i>	1 MINUTE
<i>E-470</i>	3 MINUTES
<i>DIA</i>	8 MINUTES
<i>Denver CBD</i>	36 MINUTES
<i>South Metro/DTC</i>	31 MINUTES
<i>Fort Collins</i>	1 HOUR, 9 MINUTES
<i>Colorado Springs</i>	1 HOUR, 21 MINUTES



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**CUSHMAN &
WAKEFIELD**



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