

FOR SUBLEASE

3151 SOUTH VAUGHN WAY

Suite 500 at CCP III | Aurora, Colorado 80014



OFFICE SPACE SUBLEASE AVAILABLE
7,177 RSF | EXPIRATION: DEC. 31, 2024

MUST LEASE NOW! LEASE RATE: \$7.00/SF FSG

CARL MESKER

Senior Associate

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Cushman & Wakefield

1401 Lawrence Street

Suite 1100

Denver, Colorado 80202

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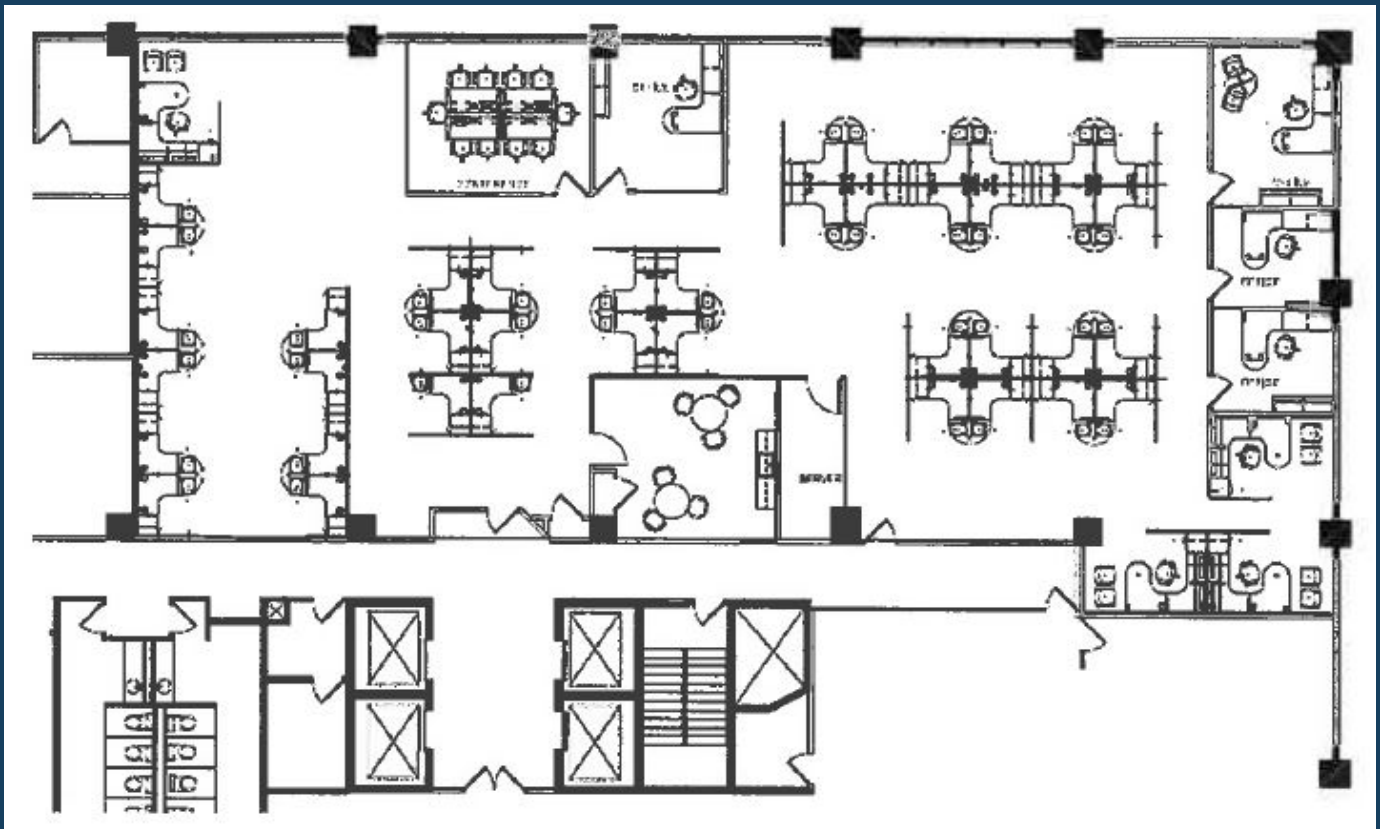
PROPERTY FEATURES

Total Building Size	113,203 RSF
Total Property Size	3.25 Acres
Year Built/Renovated	1982/2021
Typical Floor	19,164 RSF
Class	A
Stories	5
Parking Ratio	4.00 : 1,000 SF
Elevators	4

PROPERTY HIGHLIGHTS

- Great access to I-225 and Parker Road
- Adjacent to RTD Nine Mile Station commuter rail
- Courtyard area
- Energy Star™ rated
- Property manager on-site
- Signage available
- Situated directly across from Cherry Creek State Park and Reservoir which includes running and biking trails, cross country ski trails, picnicking and boating

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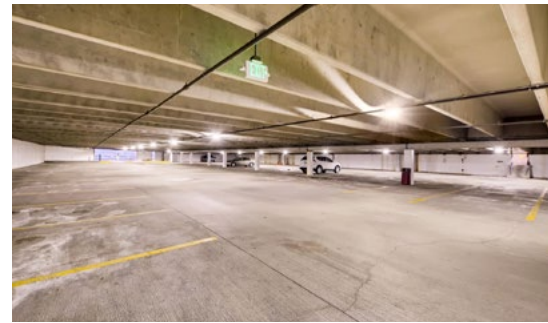
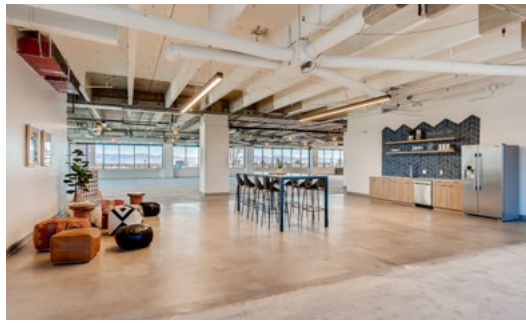


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