



FOR LEASE

Southfield Park Towers I & II

12835 E Arapahoe Rd | Centennial, CO 80112



CONTACT:

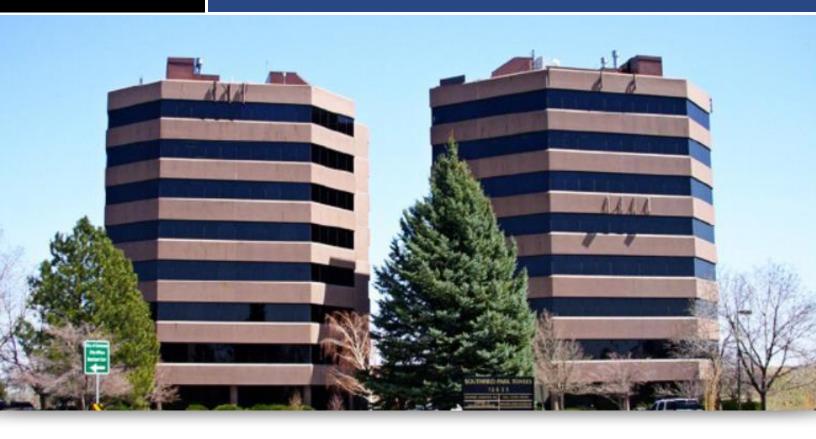
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UNIQUE PROPERTIES
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SOUTHFIELD PARK TOWERS I & II

12835 E ARAPAHOE RD | CENTENNIAL, CO 80112



OFFERING SUMMARY

Available Suite Sizes: 594 - 5,029 RSF

Lease Rate: \$21.00 - \$25.00 RSF/yr

(Full Service)

Building Size: 80,464 RSF

Building Class: B

Year Built: 1984

Zoning: PUD

Market: Denver SE Suburban

PROPERTY HIGHLIGHTS

- NEW OWNERSHIP!
- Exciting upgrades coming to the building
 - 1) Common areas, 2) Breakrooms, 3) Elevators
- High speed internet service Century Link fiber and Comcast!
- High visibility location on Arapahoe Road, Close to Centennial Airport, Minutes to I-25, Parker Road and Denver Tech Center



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SOUTHFIELD PARK TOWERS I & II

Lease Rate: \$21.00 - \$25.00 / SF/YR (FULL SERVICE) **Suite Sizes:** 594 - 5,029 SF

Lease Type: Full Service **Lease Term:** Negotiable - 5 years

| SPACE | LEASE RATE | SIZE (SF) | Comments |
|--------------------------------|---------------|-----------|---------------|
| Tower I - floor 1 - Suite 100 | \$21.00 SF/YR | 1,200 SF | |
| Tower I - floor 1 - Suite 130 | \$21.00 SF/YR | 1,315 SF | |
| Tower I - floor 2 - Suite 200 | \$21.00 SF/YR | 2,515 SF | |
| Tower I - floor 2 - Suite 250 | \$21.00 SF/YR | 2,514 SF | |
| Tower I - floor 3 - Suite 320 | \$21.00 SF/YR | 880 SF | |
| Tower 1 - floor 4 - Suite 450 | \$21.00 SF/YR | 594 SF | Single office |
| Tower 1 - floor 5 - Suite 500 | \$23.00 SF/YR | 5,029 SF | |
| Tower 1 - floor 6 - Suite 600 | \$24.00 SF/YR | 5,029 SF | |
| Tower 1 - floor 7 - Suite 700 | \$24.00 SF/YR | 5,029 SF | |
| Tower II - floor 1 - Suite 100 | \$21.00 SF/YR | 2,514 SF | |
| Tower II - floor 1 - Suite 130 | \$21.00 SF/YR | 1,160 SF | |
| Tower II - floor 2 - Suite 200 | \$21.00 SF/YR | 2,515 SF | |
| Tower II - floor 3 - Suite 310 | \$21.00 SF/YR | 838 SF | |
| Tower II - floor 6 - Suite 600 | \$23.00 SF/YR | 2,515 SF | |
| Tower II - floor 8 - Suite 800 | \$25.00 SF/YR | 5,029 SF | |

