

**AVAILABLE
1ST QUARTER 2017**

**North Side Gardens Business Park
2,800 sq. ft. - 41,500 sq. ft.**



- Office/warehouse units starting at \$11.00 sq. ft. NNN
- New Construction – DESIGN YOUR SUITE!
- Front offices facing busy Hwy 224 w/ rear load overhead doors
- Conveniently located between Washington and York Street on Highway 224
- Incredible visibility from I-76 and I-270 with Hwy 224 access
- Unincorporated Adams County – Enterprise zone
- Class A interior office finish
- 5 minutes from I 25, I 76, I 70, I 270, & US 36
- 200 amp, three phase power in each unit
- Fire sprinkler
- Local and onsite owner
- 12' x 14' overhead door
- 18' warehouse ceilings

**NORTH SIDE
GARDENS BUSINESS PARK**

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