

FOR SUBLEASE > CLASS B OFFICE SPACE

# 12600 East Arapahoe Road

SUITE 175 | ENGLEWOOD, CO 80112



## Property Overview

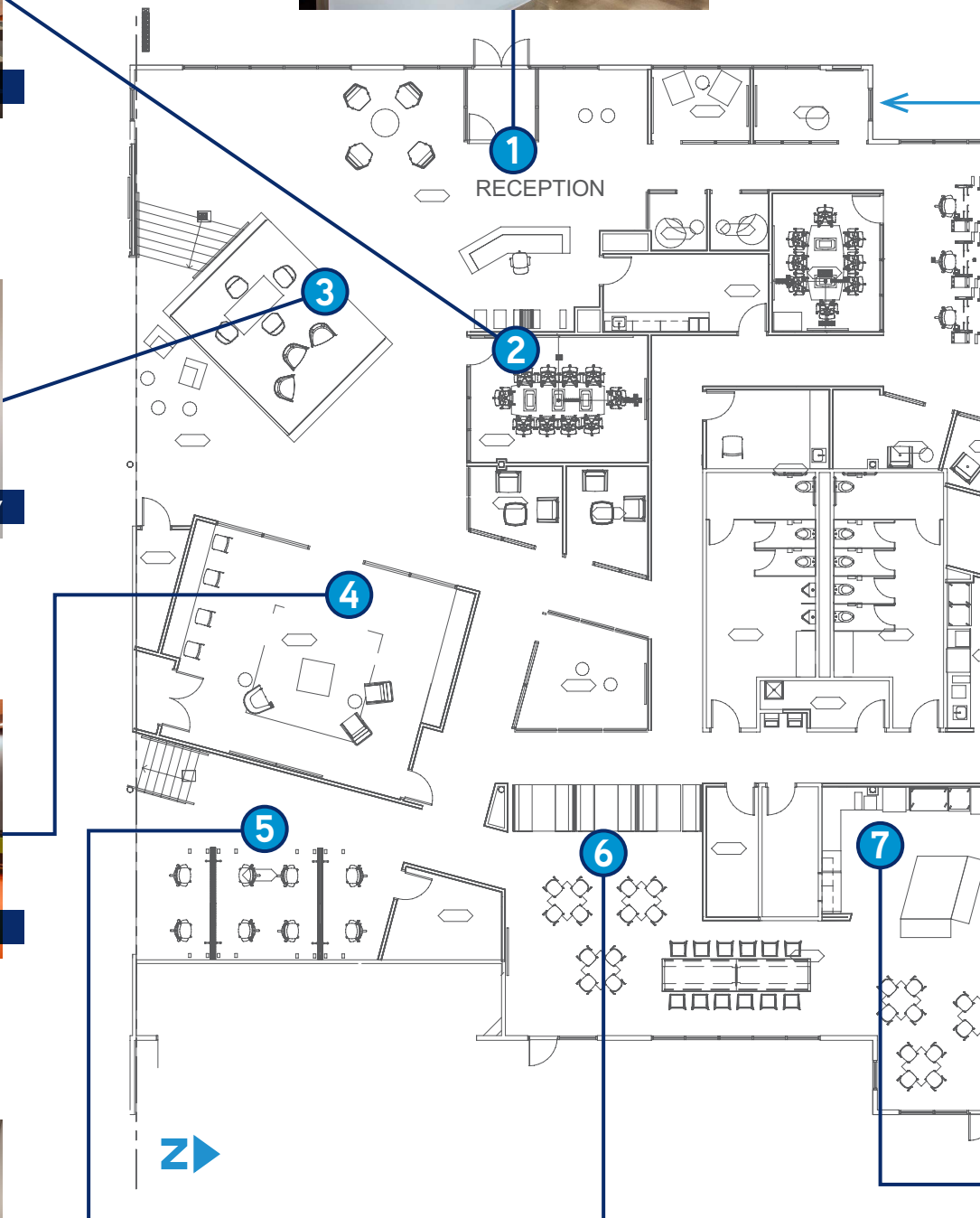
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|---|---|
| <ul style="list-style-type: none"><li>&gt; Space Available: 18,106 SF</li><li>&gt; Rate: Negotiable</li><li>&gt; Parking Ratio: 6.00:1,000 SF parking (108 spaces)</li><li>&gt; Ceiling Height: ±12' High drop ceiling scattered throughout space and 10' glass windows on three sides of the building</li><li>&gt; Sublease Term: Expires May 31, 2021</li><li>&gt; Signage: Arapahoe Road signage available on building</li></ul> | <ul style="list-style-type: none"><li>&gt; Comments:<ul style="list-style-type: none"><li>• Break areas and small warehouse component with loading door</li><li>• Server room</li><li>• IT quarters</li><li>• Demonstration/entertainment spaces</li><li>• A private studio</li><li>• Exceptionally contemporary, creative and unique office finish</li></ul></li></ul> |
|---|---|

[www.12600eatarapahoesModule.com](http://www.12600eatarapahoesModule.com)

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TYPICAL OFFICE



CUBES (WEST)



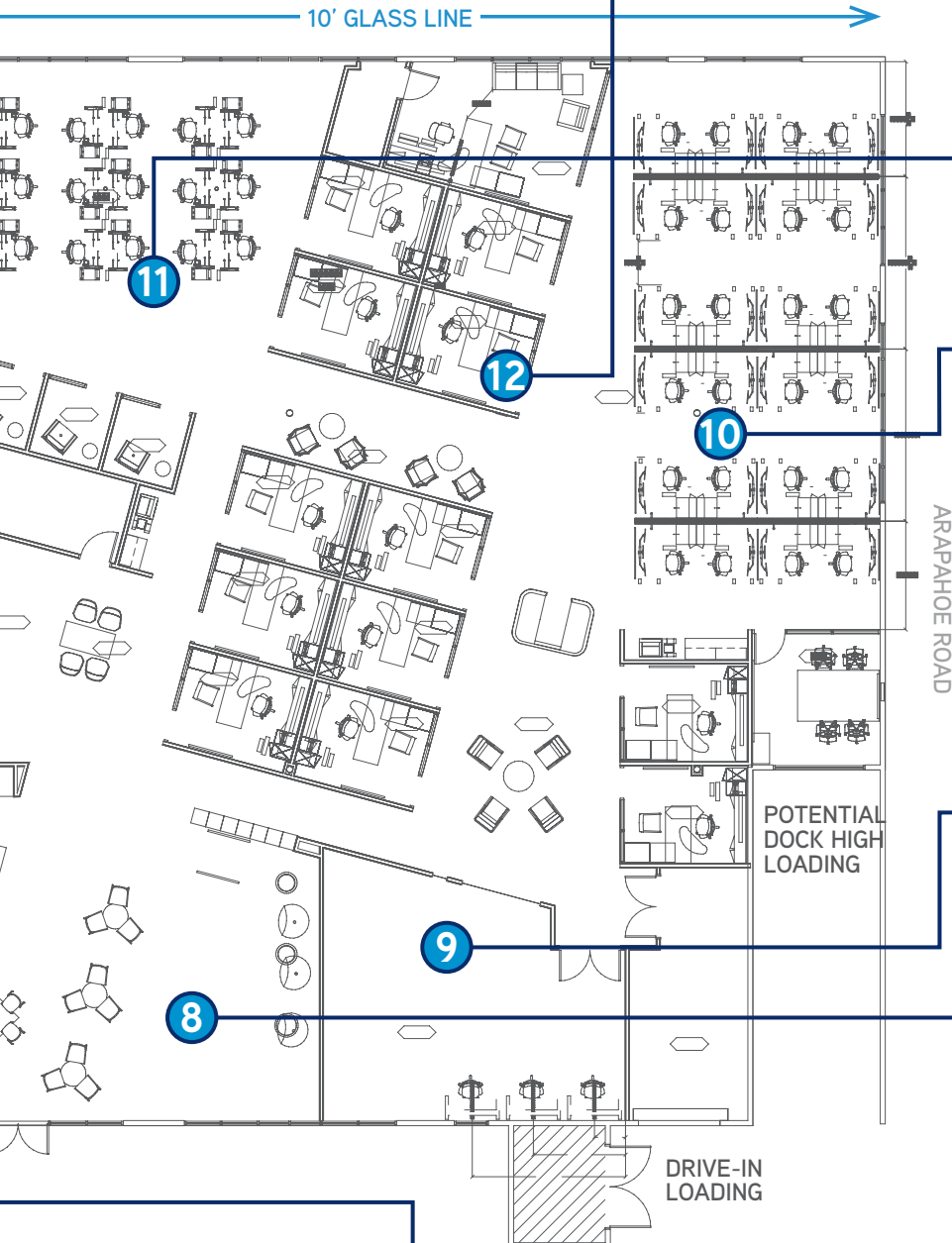
CUBES (NORTH)



LAB/DIGITAL MEDIA ROOM



CAFÉ/COLLABORATION AREA



KITCHEN



Located at **12600 East Arapahoe Road** just off of South Revere Parkway and Arapahoe Road, one of **Centennial's busiest arterials**, the property benefits from **high visibility** and is in the **ideal location** to access many of the **surrounding amenities**.



## Highlights

Seating for over 100 employees



Several conference rooms and numerous meeting areas



Brand new Knoll Inc. modern office furniture and workstations



10' glass line on three sides of the building



Mix of private and open office

