

**INDUSTRIAL ZONED  
SITE FOR SALE,  
LEASE OR BTS**

**SITE DETAILS**

**LOCATION:** Windsor, CO - Weld County

**ZONING:** Heavy Industrial,  
Town of Windsor

**SITE:** Approx. 16 Acres

**TOPOGRAPHY:** Flat

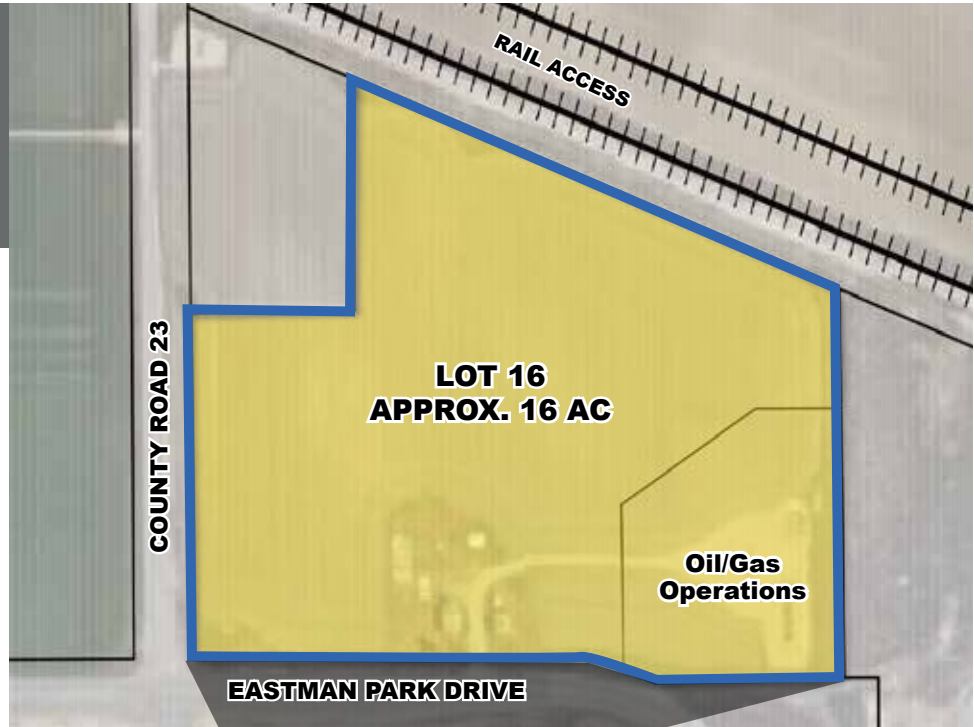
**UTILITIES TO SITE:**

- Electric Provider: Xcel
- Gas Provider: Xcel
- Water / Sewer Provider: Town of Windsor
- Non-Pot. Water: Available

**PRICING:** \$3.50/SF

**PARK HIGHLIGHTS:**

- Access to major Interstate and State Highways
- Transload services
- Build-to-suit opportunities available
- Denver International Airport located 45 minutes southeast of Windsor, CO
- Designated Foreign-Trade Zone
- Eastman Park Drive frontage



For Sale or Lease Information Please Call:

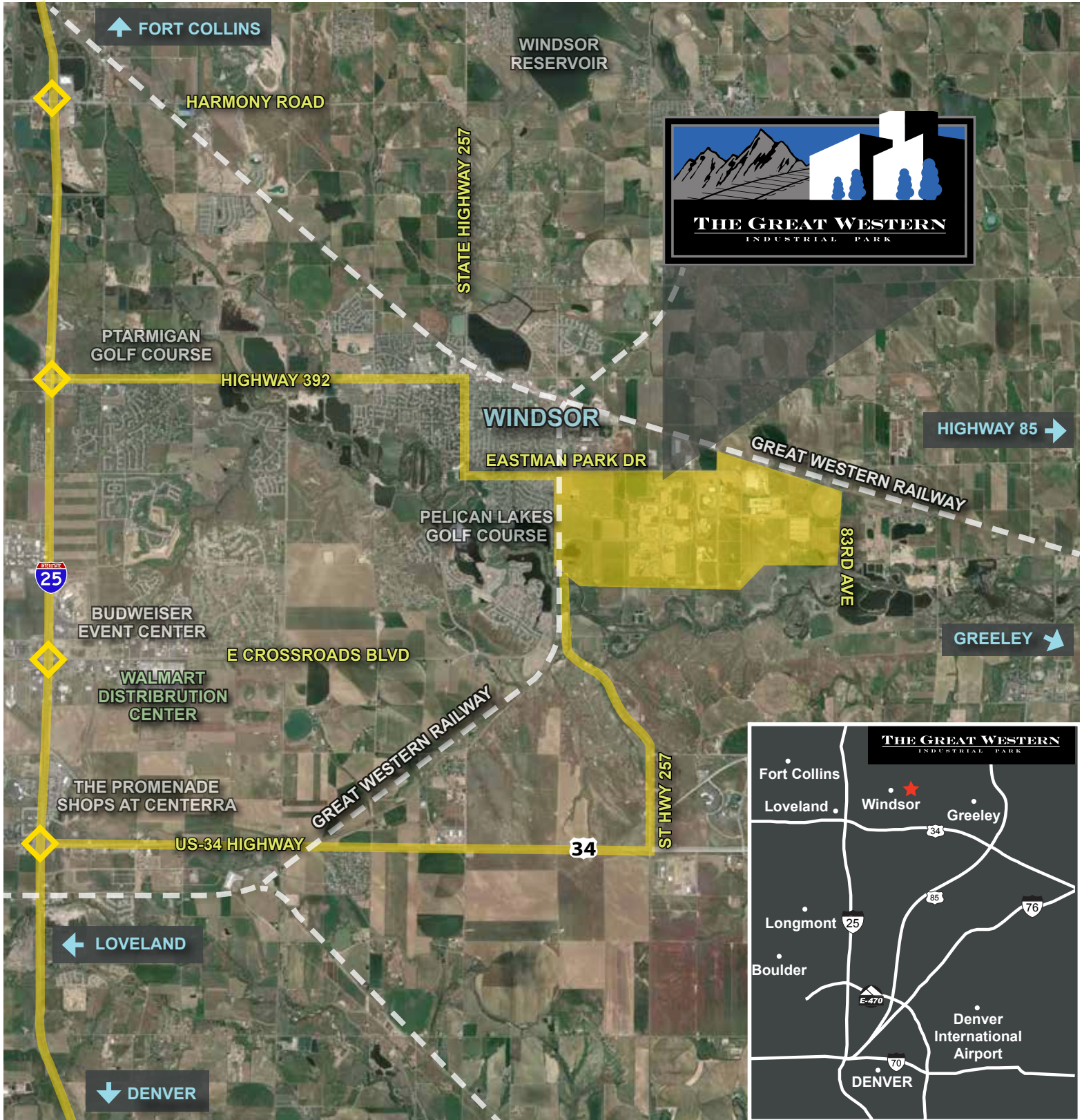
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