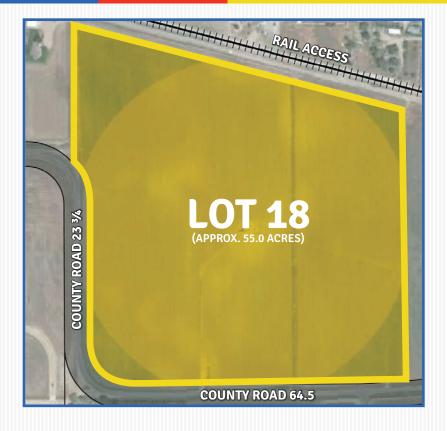
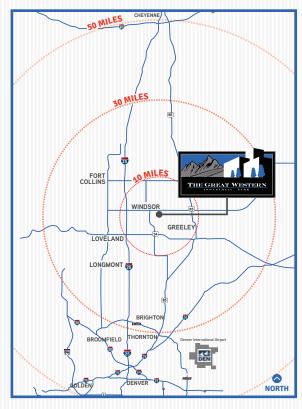


# (APPROX. 55.0 ACRES)

www.greatwesternindustrialpark.com

# INDUSTRIAL ZONED PROPERTY FOR LEASE OR SALE





# SITE SELECTION CRITERIA

LOCATION: Weld County

ZONING: Heavy industrial

SITE SIZE: Approximately 55.0 acres

**TOPOGRAPHY:** 

UTILITIES TO SITE: Water, sewer, electric

- Electric provider: Xcel
- Gas provider: Atmos.
- Water/sewer provider: City of Greeley

### **FEATURES:**

- Great Western Railway of Colorado, LLC with access to BNSF and UP.
- Access to major interstate and state highways.
- Transload services available.

### **HIGHLIGHTS:**

- Build-to-suit opportunities available.
- Denver International Airport located 45 minutes southeast of Windsor, CO.
- Adjacent to Great Western Railway main line. H
- Direct access to County Road 64.5. Ŧ



## **BROKER CONTACT**

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