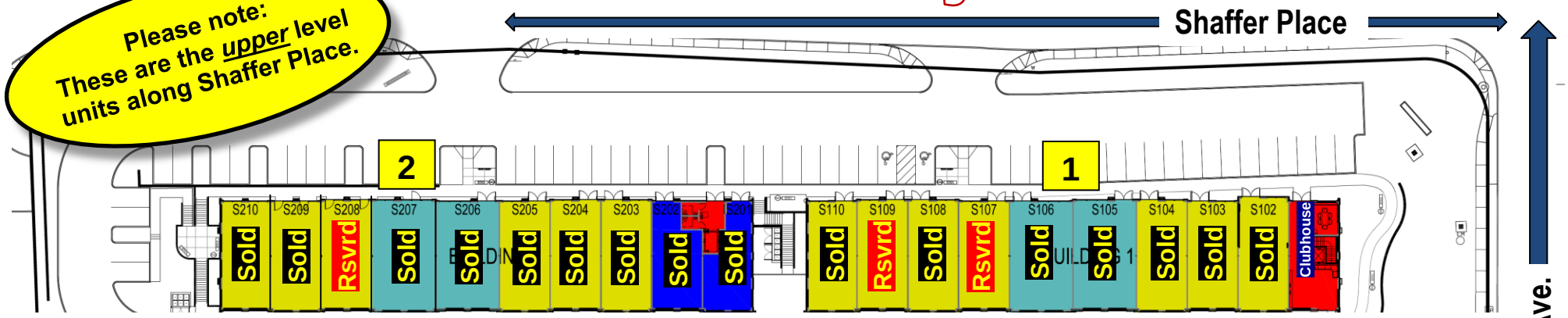
GarageTown at Ken-Caryl Select-FLEX Suites



Located at 11616 Shaffer Place in the Ken Caryl Business Center

Limited Leasing Opportunities Also Available *Now!*

As of 3/18/16, here's what's available:

Building	Suite #	Size	Comments
1	**S-107**	24' x 52'; 1248 sf	May be coming available for sale. Please inquire.
1	**S-109**	24' x 52'; 1248 sf	May be coming available for sale. Please inquire.

SIZE KEY

- CLUBHOUSE & COMMONS AREAS
- 24' x 52'
- 30' x 52'
- OTHER SIZE

Ideal for Office, Showroom & Light Manufacturing!

Select-Flex Suites and Common Amenities Include:

- 150-amp electrical sub panel
- Air conditioning and gas heat
- Plumbing stub-in
- Storefront glass
- 8' wide glass entrance doors
- Insulated exteriors
- Elevators
- 24 ft. – 30 ft. unit widths
- 52 ft. unit lengths
- Conference Rooms
- Wi-Fi / Low voltage rough-in
- Clubhouse for owners' use
- Mail & shipping area
- Parking
- Multiple signage opportunities

GarageTown Common Amenities Include:

- 24/7 unlimited access
- Clubhouse for owners' use
- Secured ADA approved restrooms
- 60'+ wide, flat paved aisles
- Commercial air/vacuum center
- Assoc. Garage stocked w/ ladders, tow dolly, touch-up paints, etc.
- Exterior lighting
- Fire sprinklers & alarms
- Trash/Recycle receptacles
- 24/7 security cameras
- Limited outdoor parking
- Exterior hose bibs
- RV dump
- Potable water
- Shower area
- Picnic area

Call 303-478-4643

Visit GTselectflex.com

Garage Town USA Select-FLEX