



www.hangartrader.com

Ad Number : 18977

Hangar for Rent, Corporate Hangar with Executive/Pilot's
Lounge - For Lease

\$0.00

13370 East Control Tower Road, Englewood, CO 80112,

Contact : Don Berland

3037211981

cyndi@berland.cc



Width 85 Depth 75 Height 18.5'

Description:

WILLOWBROOK PARK HANGAR 63-14 Details:

- 6,400 square feet hangar space
- Dimensions: 85' by 75'
- Hangar Door 75' by 20'
- Height of opening 18.5'
- Address: 13370 East Control Tower Road, Englewood, CO 80112
- For Lease by Owner – Currently Available.

Executive/Pilot Lounge Amenities:

- Two Beverage Coolers
- Microwave
- Sink
- Under-counter Lighting
- High Top Table and Chairs
- Pilot's VFR USA Travel Map
- Recliners
- Storage Lockers
- Restroom
- Completely remodeled in 2016

HANGAR 63-14 Amenities:

New Linear Highbay LED Lighting

Oversized Vehicle Door – 12' by 12'

Infrared Radiant Heating

The infrared heating units are designed and manufactured by AmbiRad (www.ambirad.com). The internal air temperature for radiant-heated buildings may be lower than for a conventionally heated building to achieve the same level of body comfort, when adjusted so the perceived temperature is the same. One of the key advantages of radiant heating systems is a much-decreased circulation of air inside the room and the corresponding spreading of airborne particles.

A gas fireinfrared heating system emulates the efficiency of the sun. This method of heating allows the source of heat to begin at floor, not ceiling level. Once the infrared energy is absorbed by floors, machinery, stock and people, it is re-radiated to warm the surrounding air. This makes the most efficient and effective heating method for the diverse conditions present in warehouses, aircraft hangars, and other larger structures.

Automated Fan

The large automated fan is manufactured by Big Ass Fans and is controlled by a thermostat and can be programmed to run at regular intervals throughout the day to keep air properly circulated.

Hangar Door

The hangar door is a Tip-Up Canopy door designed and manufactured by Door Engineering & Manufacturing, Inc. (www.doorengineering.com). This door system provides a weather-tight seal and maintains a quick, yet stable motion. Minimal side room requirements of the Tip-Up Canopy door allow for maximum access to the facility with the benefit of long-lasting dependability.

The one-piece Tip-Up Canopy door system has multiple wire rope-pick-up points attached to the front of the door framing that are run to the counterweight and floor mounted operator assembly. The wire rope provided has a minimum safety factor of 5:1 at each of the pick-up points.

The opening vertical rise movement is followed by a simultaneous tilting and rising motion to the horizontal full-open position, with the bottom portion of the door projecting outside to form a canopy.

Tip-Up Canopy doors clear an opening at a quick rate of speed. The high speed operation minimizes heating and cooling losses and reduces waiting time resulting in increased productivity and energy efficiency.

Other HANGAR 63-14 Amenities:

- Parking Area: Provides entry into the hangar without entering restricted areas
- Overhead Vehicle Door
- Vehicle Door Remote
- Electrical: Commercial Three-Phase Service
- Standing Seam Roof

- Post-Tensioned Concrete Floor: Reduces/eliminates shrinkage, cracking, movement
- Fire Alarm: Central Station Monitoring
- Clerestory Windows: High in the sidewalls; provide excellent natural light
- Personnel Doors: Two with Exit Lights and Exterior Lighting
- Vinyl-Covered Insulation: High R-value on all Walls, Ceiling, and Hangar Door
- Fire Sprinkler System: Water
- Steel Framework: Painted High-Gloss White
- Automatic/Photo Cell Exterior Floodlights
- Giant Automated Fan for Enhanced Circulation

About Willowbrook Park ...

The Willowbrook Park corporate hangar development is located at Centennial Airport (KAPA) in Englewood, Colorado. The project consists of fifteen hangars in four buildings, with office space in three of the hangars. Willowbrook Park is the premier corporate condominium hangar development at Centennial Airport.

Willowbrook Park was developed in 2003 on 8.26 acres of land known as Parcel 63. The fifteen hangars range in size from 6,400 to 20,000 square feet.

Three law enforcement agencies and two 24-hour medical flight operations call Willowbrook Park home.

Hangar is available to lease monthly or long-term.

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Contact Information: For more information or to view the hangar:

Phone – (303) 721-1981 or Email – cyndi@berland.cc