

# Orchard Park Medical Center

14190 Orchard Parkway, Westminster, CO 80023



## AVAILABLE SPACE 2,584 – 3,033 RSF

 **VIEW SUITES**

- Newly built, two-story medical office building with on-site orthopedic surgery center
- Across from CommonSpirit Hospital and Orthopedic Centers of Colorado
- Multiple core and shell suites available, up to 2,940 RSF
- Surrounded by multiple retail, residential, and industrial areas in a growing community
- Panorama Ortho & Spine Center and North Denver Musculoskeletal Surgery Center anchor tenants
- Generous Tenant Improvement Allowance with flexible terms

# Newly built medical office building adjacent to CommonSpirit St. Anthony Hospital.

POPULATION (5-MILE RADIUS)

**209,863**

AVERAGE HOUSEHOLD INCOME (5-MILE RADIUS)

**\$155,509**

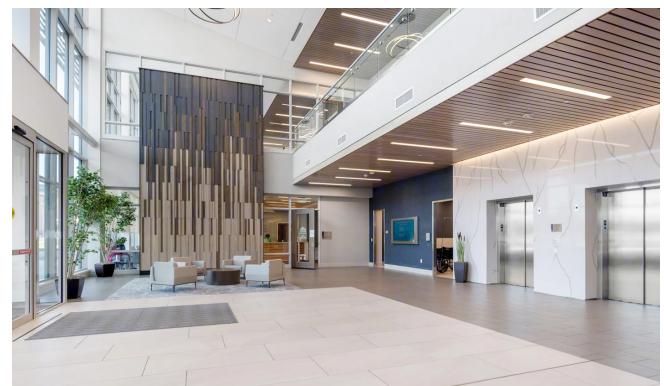
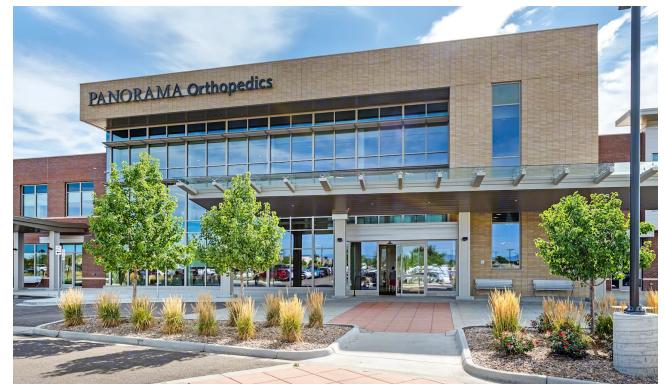
PERCENT OF POPULATION INSURED (5-MILE RADIUS)

**96.5%**

**14190 ORCHARD PARKWAY, WESTMINSTER, CO 80023**

**NEARBY HOSPITALS**

	DISTANCE	DRIVE TIME
1. CommonSpirit St. Anthony Hospital	0.2 mi	5 min
2. CU Medicine - Highlands Ranch Center	4.0 mi	10 min



## SURROUNDING POINTS OF INTEREST

- CVS Pharmacy
- Target Grocery
- Walmart Superstore
- Denver Premium Outlets
- Hilton Garden Inn
- The Ranch Country Club
- Life Time
- Starbucks
- Peet's Coffee
- Chick-fil-A
- Sugarfire Smoke House
- Five Guys

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