



FOR LEASE

550 S Wadsworth Blvd | Lakewood, CO 80226

550 S Wadsworth Blvd



Tenant Name

First Bank
Knudson & Associates
Pyschotherapy & Care
Bayard Advertising
Belmar Endodontics
Habitat for Humanity
Neurosight Vision Care
JH Advisers

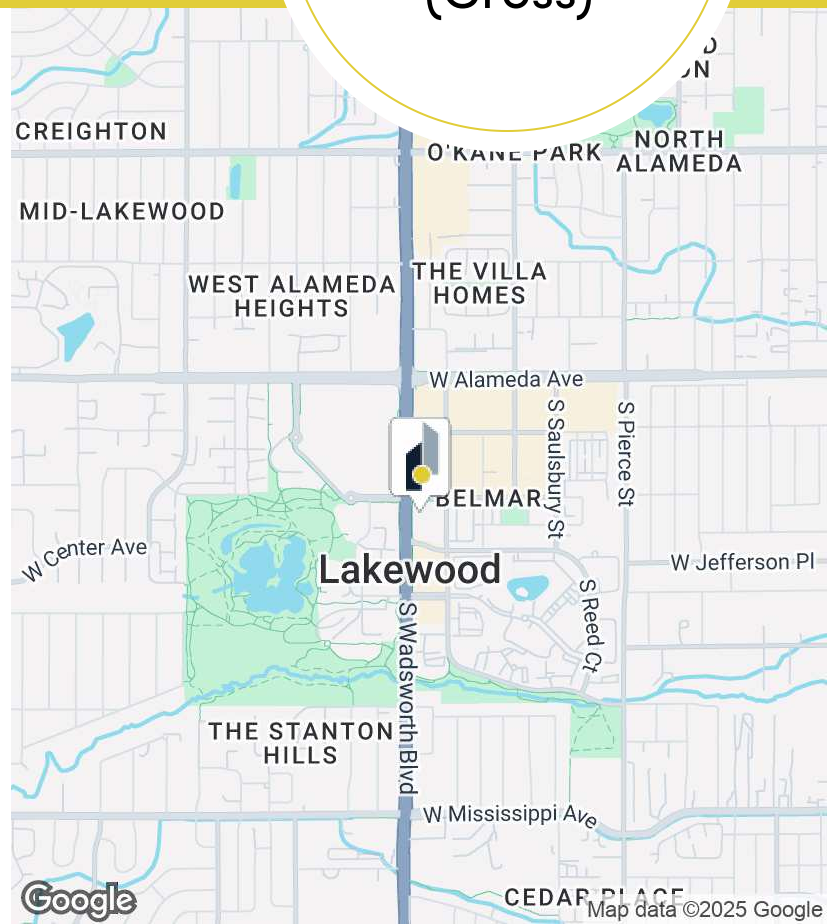
Property Features

Available

For Lease:
\$18.00 SF/yr
(Gross)

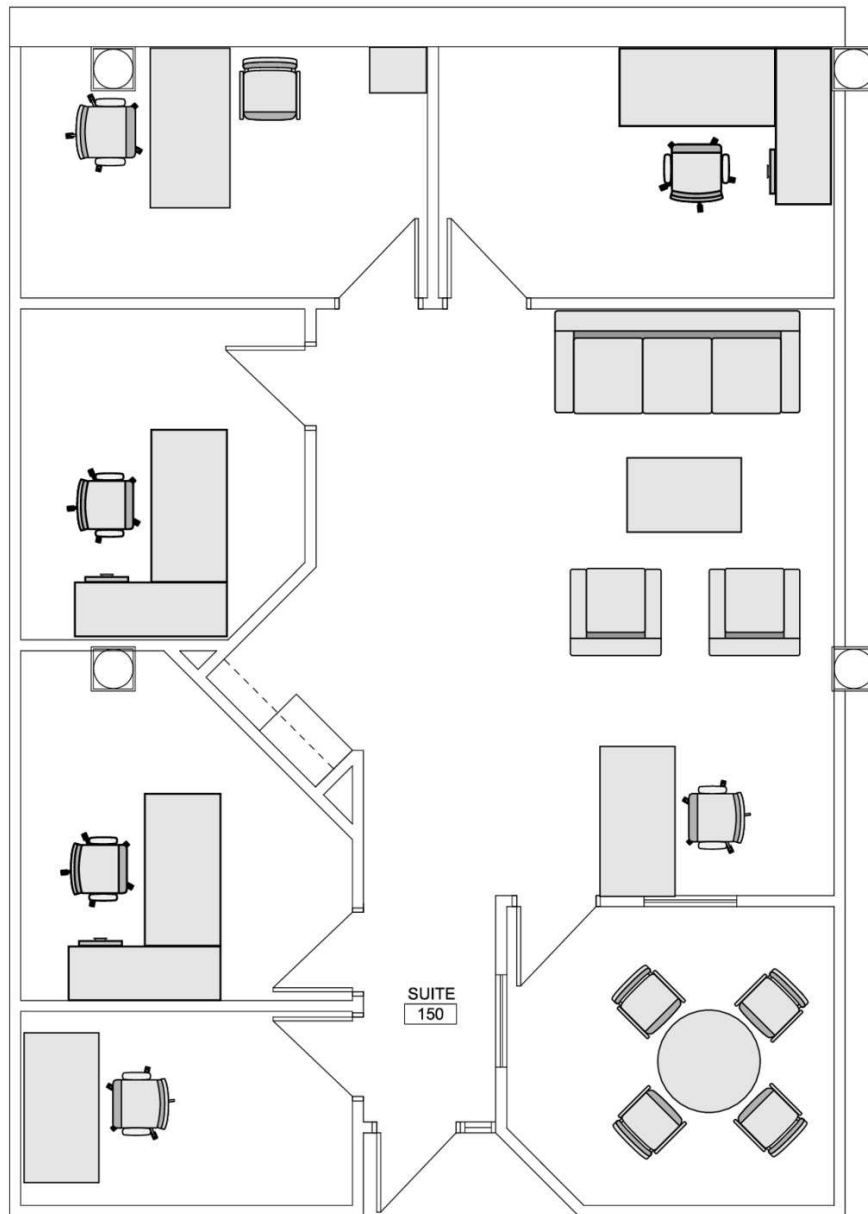
Property Highlights

- Prime location at 550 S Wadsworth Blvd, Lakewood, CO
- Conveniently located at the gateway of Belmar
- Modern design and architecture
- Ample parking for tenants and customers
- Well-maintained and professionally managed property
- Landmark building with high visibility and easy accessibility
- Ideal for a variety of business uses
- Secure 24/7 access to building and camera system
- Large, remodeled community board room



Floor Plans

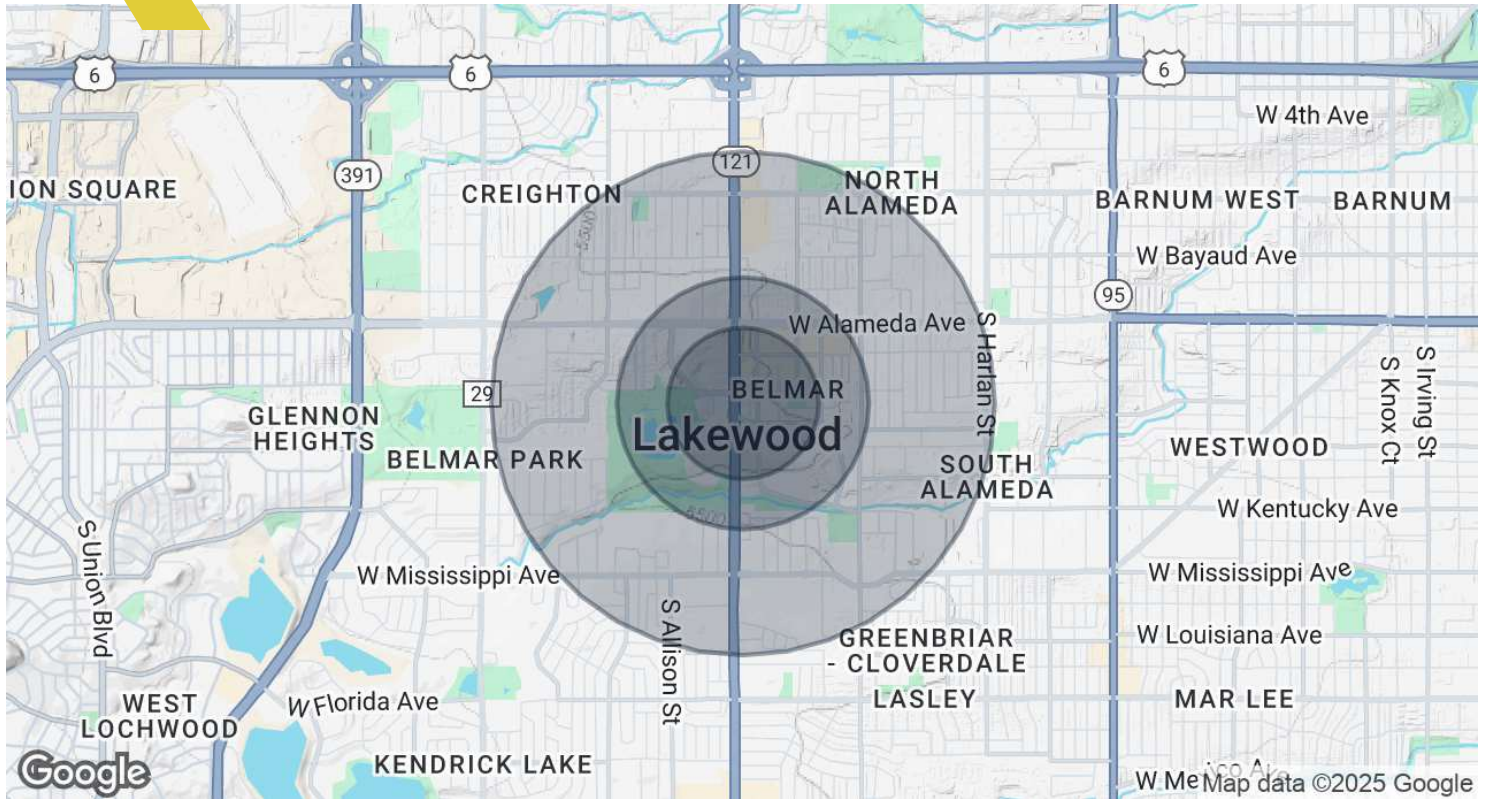
550 S Wadsworth Blvd



Suite 150 FLOOR PLAN 1

Demographics Map & Report

550 S Wadsworth Blvd



Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	2,215	6,543	17,646
Average Age	37	38	40
Average Age (Male)	37	37	39
Average Age (Female)	38	40	42

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	1,188	3,373	7,653
# of Persons per HH	1.9	1.9	2.3
Average HH Income	\$91,265	\$90,872	\$98,473
Average House Value	\$434,513	\$463,371	\$546,298

Demographics data derived from AlphaMap

Broker Contacts



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Broker

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