

CBRE



# 19<sup>th</sup> & YALE

NEW MIXED-USE DEVELOPMENT LOCATED IN THE HEIGHTS



## FAST FACTS

CBRE



PRIVATE TERRACES  
& GREEN SPACE



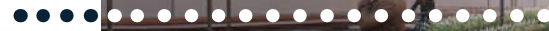
80,000 SF TOTAL OFFICE  
ACROSS 2 FLOORS  
40,000 SF FLOORPLATES



3.5/1000 PARKING RATIO  
3 LEVELS OF PARKING



20,000 SF RETAIL &  
ENTERTAINMENT SPACE



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6 STORIES



CEILING  
HEIGHTS



BACK UP GENERATOR



24/7 LOCATION

RESTAURANTS NEARBY









RETAIL NEARBY





APARTMENTS NEARBY  
& WALKING DISTANCE

ELLISON  
HEIGHTS

9 MIN

10X LIVING  
HEIGHTS WATERWORKS

9 MIN

FOUNDRY  
ON 19<sup>TH</sup>

11 MIN

2125 YALE

5 MIN

214 W 17th Street  
apartments

2 MIN

DDH  
DOMAIN HEIGHTS

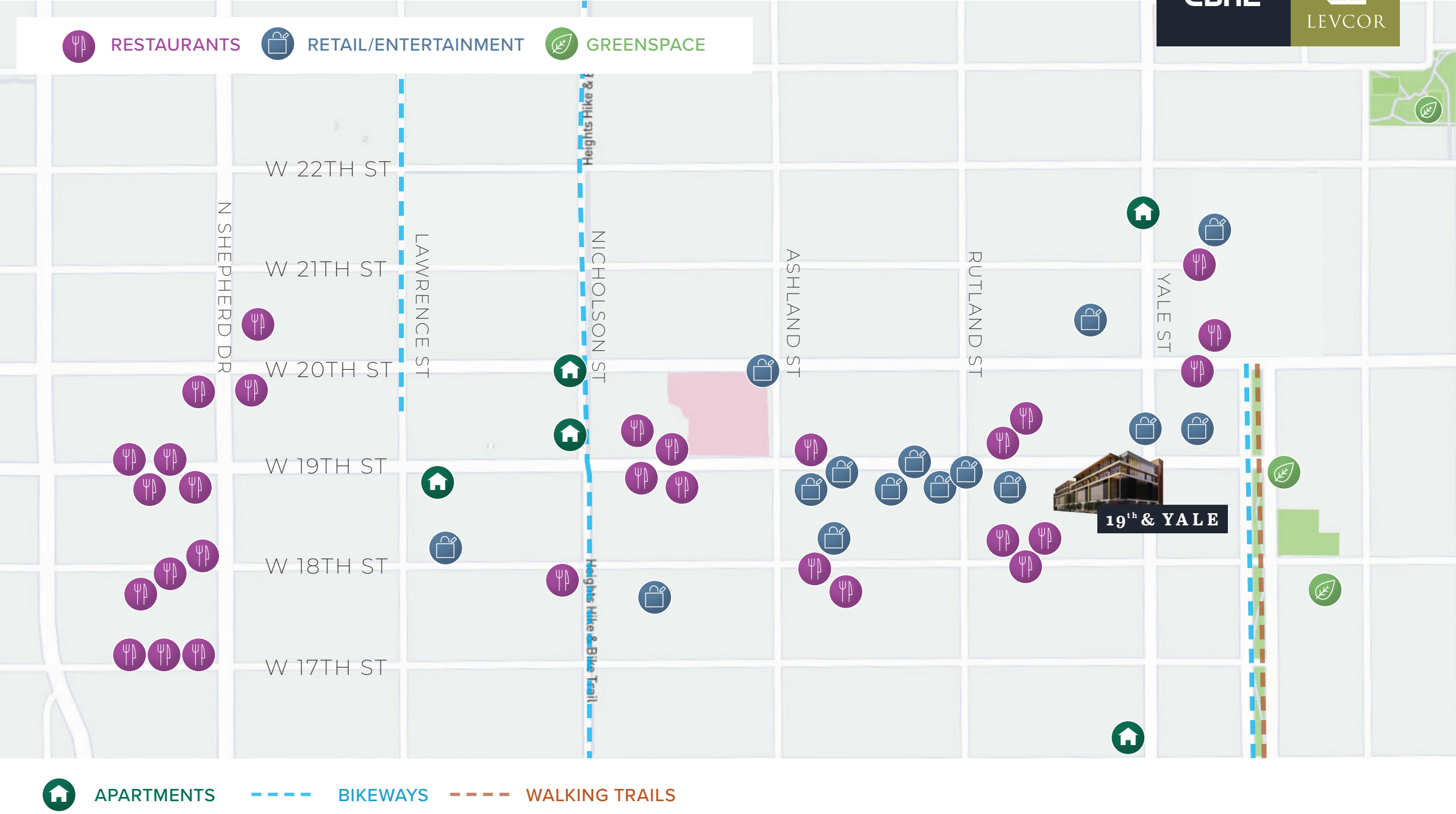
12 MIN

Holden  
Heights

15 MIN

LH

4 MIN





# Ingress & Egress

 2 MIN  
 5 MIN

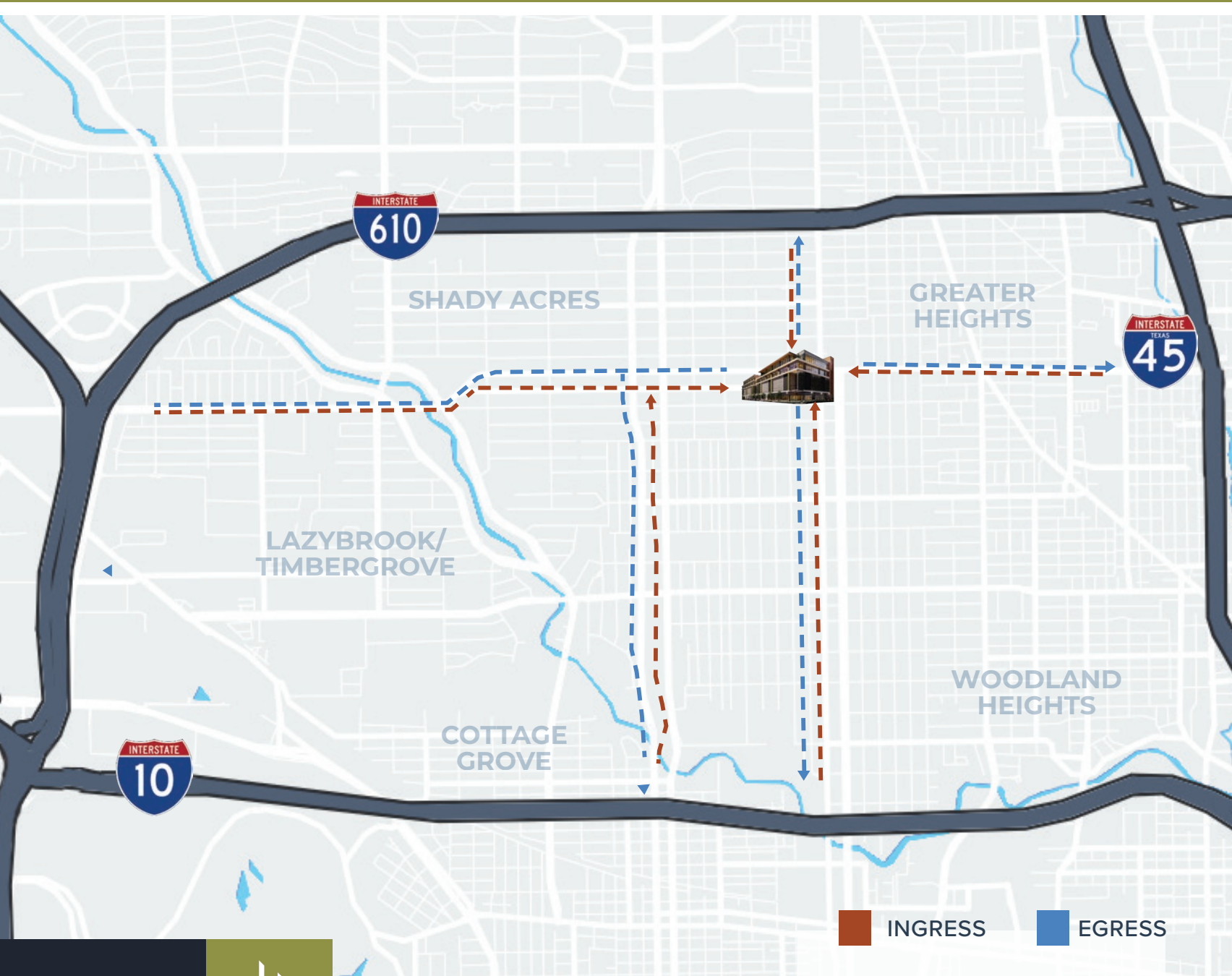
 5 MIN  
 15 MIN

MONTROSE 10 MIN

RIVER OAKS 12 MIN

MIDTOWN 10 MIN

GALLERIA 15 MIN





# 19TH & YALE EXPERIENCE





40,000 SF FLOORPLATES | 2 FLOORS



SINGLE TENANT

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48 OFFICES

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132 WORKSTATIONS

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64% OPEN/ 36% CLOSED



MULTI-TENANT - SPACE I	MULTI-TENANT - SPACE II	MULTI-TENANT - SPACE III	MULTI-TENANT - SPACE IV
10 OFFICES	17 OFFICES	6 OFFICES	16 OFFICES
36 WORKSTATIONS	48 WORKSTATIONS	24 WORKSTATIONS	5 WORKSTATIONS
72% OPEN/ 28% CLOSED	65% OPEN/ 35% CLOSED	75% OPEN/ 25% CLOSED	69% OPEN/ 31% CLOSED





# 19<sup>th</sup> & YALE



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