

425 S Cherry Street, Glendale, CO

THE FORUM

AT CHERRY CREEK



Where Ideas Come

Together

Property Highlights

Meet the Moment

The Forum at Cherry Creek offers a refined, move-in ready workplace in one of Denver’s most connected locations. With a focus on quality, efficiency, and presence, the building supports teams who expect more from where they work.



MOVE-IN READY
SPEC SUITES AVAILABLE



PRESTIGIOUS, SECURE LOBBY
WITH UPDATED FINISHES

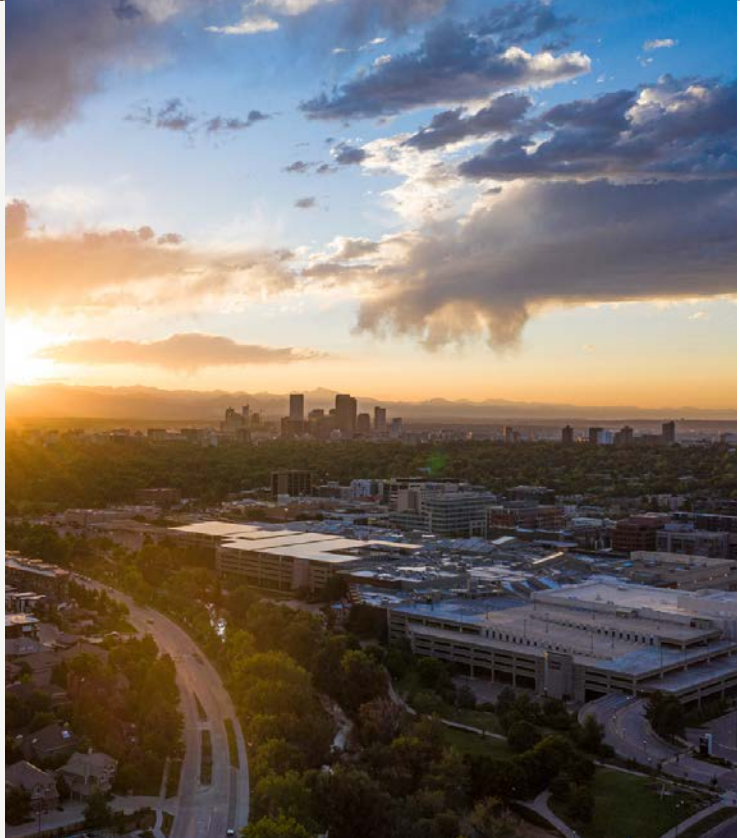


TENANT CAFÉ WITH
GRAB & GO FOOD AND
BEVERAGE OPTIONS

ENGINEER ON-SITE AND
LOCALLY BASED PROPERTY
MANAGEMENT & OWNERSHIP



3.8/1,000 SF PARKING
RATIO WITH AMPLE
VISITOR PARKING



STUNNING MOUNTAIN
AND CITY VIEWS FROM
ALL DIRECTIONS

Details that Define

BUILDING SF	LEASE RATE
83,018 SF	\$28 - \$30 FSG
FLOORS	EXPENSES
9	2025 EST. \$13.83/SF
YEAR BUILT/RENOVATED	PARKING
1983/2020	3.8/1,000



On-site Amenities

Built-In Benefits

Modern conveniences and thoughtfully designed shared spaces make the workday at the Forum more productive, comfortable, and connected.

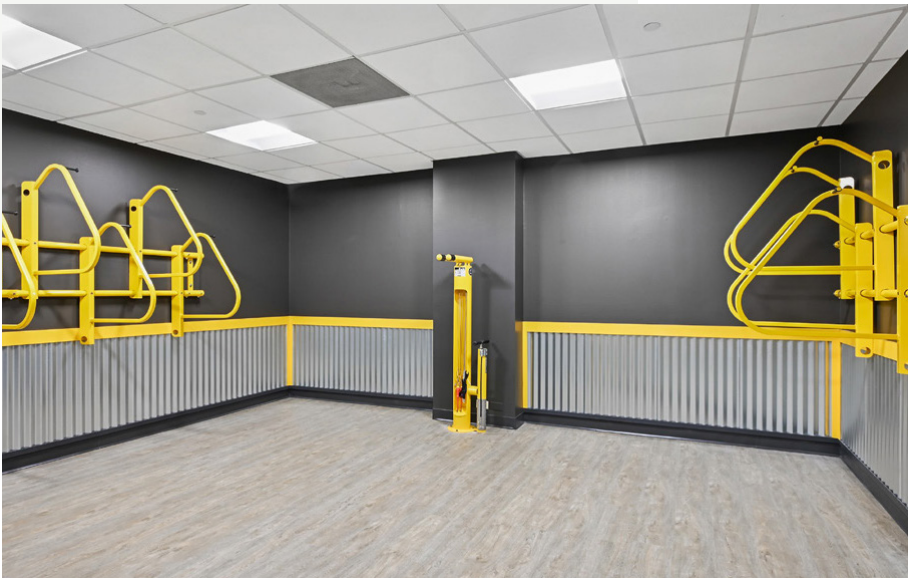


NEW TENANT LOUNGE

CAFÉ FEATURING GRAB-AND-GO
FOOD AND BEVERAGE SERVICES

COMMON CONFERENCE
FACILITY

SECURED BIKE STORAGE ROOM



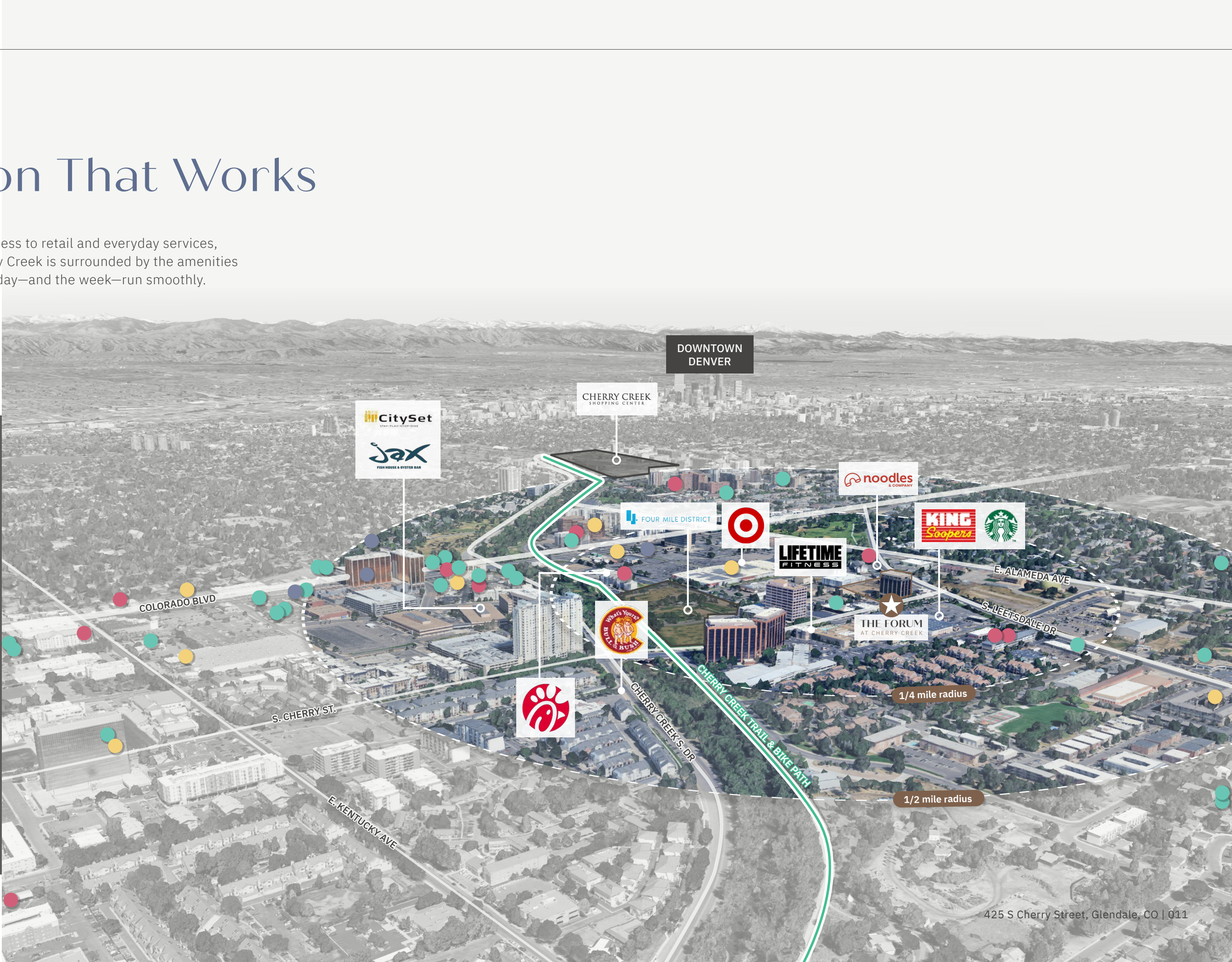


What's Nearby

A Location That Works

From dining and fitness to retail and everyday services, The Forum at Cherry Creek is surrounded by the amenities that make the workday—and the week—run smoothly.

- 27 RESTAURANTS
- 10 HOTELS
- 9 COFFEE SHOPS
- 5 FITNESS CENTERS



THE FORUM

AT CHERRY CREEK

425 S Cherry Street, Glendale, CO



For more information, please contact:

CAITLIN ELLENSEN

303 312 1914

Caitlin.Ellenson@cushwake.com



©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. COE-PM-West-0710.2025