

Parker Stadium Shops

11707 Disha Dr | Parker, CO 80134



FOR LEASE

AVAILABLE

1,800 SF - 13,589 SF

BASE RENT

\$35.00/SF

NNN

\$15.50/SF

DELIVERY

Q1 2026

ABOUT THE PROPERTY

- 16,545 SF of New Retail Space Coming Soon
- Only retail space available in a 2-mile radius
- Strong residential growth surrounding the development
- Within walking distance of EchoPark Stadium and Angel Ballpark
- Hess Rd. now becoming the main arterial connecting Parker & Castle Pines

TRAFFIC COUNTS

S Chambers Rd	20,000 VPD
E Hess Rd	29,000 VPD
Mainstreet	32,000 VPD

Year: 2024 | Source: Esri

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	9,871	63,667	120,303
Daytime Population	10,621	56,355	97,749
Avg. Household Income	\$153,825	\$175,055	\$174,448
Estimated Households	3,855	22,017	42,833

Year: 2024 | Source: Esri

CONTACT

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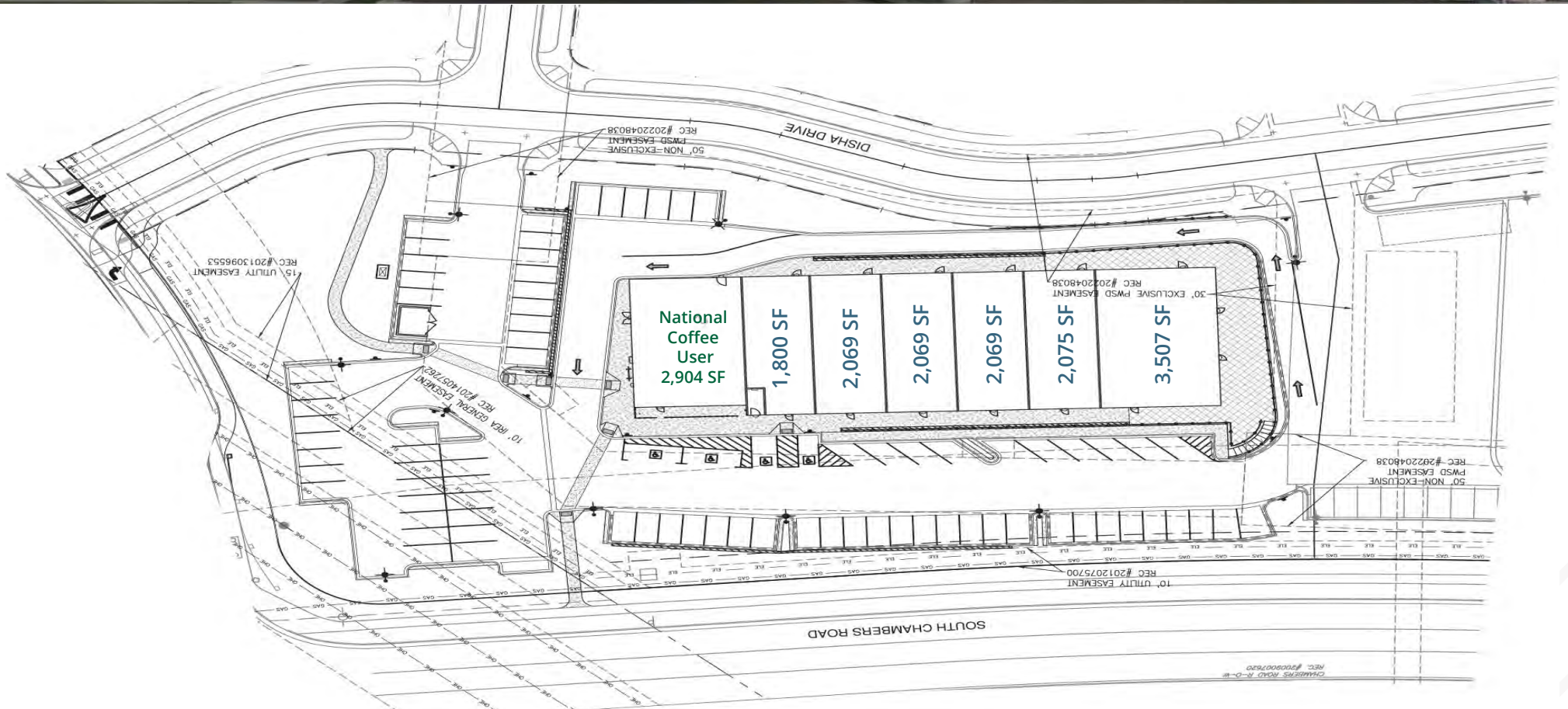
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Parker Stadium Shops - Rendering and Site Plan

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National
Coffee
User



Parker Stadium Shops - Area Overview

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Parker Water & Sanitation District

SITE

EchoPark Stadium

Gold Rush Elementary School

Horse Creek Park & Pool

Rueter Hess Reservoir



Parker Stadium Shops - Housing Map

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Parker Stadium Shops - Trade Area

Parker, CO





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