TRADE AREA DEMOGRAPHICS **TRAFFIC COUNTS**

	1 Mile	3 Mile	5 Mile
Population	10,458	93,505	260,467
Average HH Income	\$172 , 486	\$186,306	\$165,24
Businesses	3,961	11,106	22,779
Employees	60 , 577	143,333	248,863

Source: Applied Geographic Solutions, 2025 Estimate

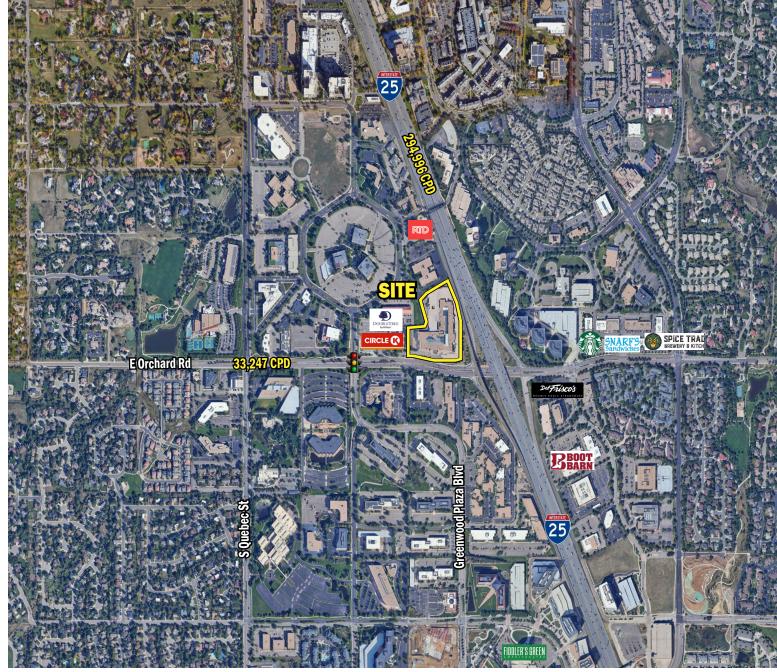
On I-25 north of Orchard Rd

On I-25 south of Orchard Rd

Source: CDOT 2025

294,996 Cars/day

286,339 Cars/day 33,247 Cars/day On Orchard west of I-25



FOR MORE INFORMATION, PLEASE CONTACT:



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AVAILABLE FOR LEASE THE ORCHARD

I-25 & Orchard Rd, Greenwood Village, CO



JOIN WHOLE FOODS!

- Rare pad opportunity in DTC.
- Well located at I-25 & Orchard.
- Trade area has strong residential and daytime demographics.
- Delivery Fall 2026.

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The information contained herein was obtained from sources deemed reliable.

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