

NEIGHBORHOOD RETAIL / OFFICE AVAILABLE

4995 N Lowell Boulevard, Denver, CO

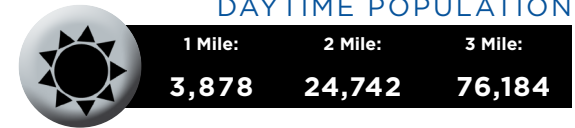


DEMOGRAPHICS

POPULATION



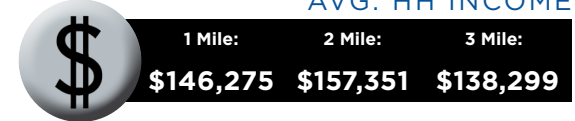
DAYTIME POPULATION



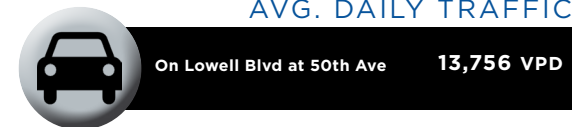
HOUSEHOLDS



AVG. HH INCOME



AVG. DAILY TRAFFIC



PROPERTY OVERVIEW:

- Hard Corner
- Adjacent to Regis University
- Size:
 - First Floor: 1,500 SF
 - Second Floor: **LEASED**
 - Basement: 1,496 SF
- 12 Parking Spaces (8 tandem, 4 single)
- Storefront Ground Floor Retail or Office
- Modern Finishes, Well Maintained Building



Forrest Hunt

303 597 6500

fhunt@creginc.com

CROSBIE

REAL ESTATE

GROUP

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GROUND FLOOR



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Forrest Hunt

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W 52ND AVE

SITE

LOWELL BLVD

REGIS UNIVERSITY
9,208 Students



TENNYSON ST

FEDERAL BLVD

W 46TH AVE

Oriental Theater



W 44TH AVE

