

NORTHGLENN PAVILION
2145 E 120th Ave | Northglenn, CO 80233



Demographics

	1 Mile	3 Miles	5 Miles
Population	16,576	132,721	279,384
Average Household Income	\$83,905	\$103,365	\$106,904
Daytime Population	4,569	41,158	75,653

Source: CoStar

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1,190 – 1,800 SF RETAIL SPACE
FOR LEASE



KINSEY & COMPANY
COMMERCIAL REAL ESTATE

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Availability Information

SF Available: 1,190 - 1,800 SF
Pricing: Contact Broker

Traffic Counts

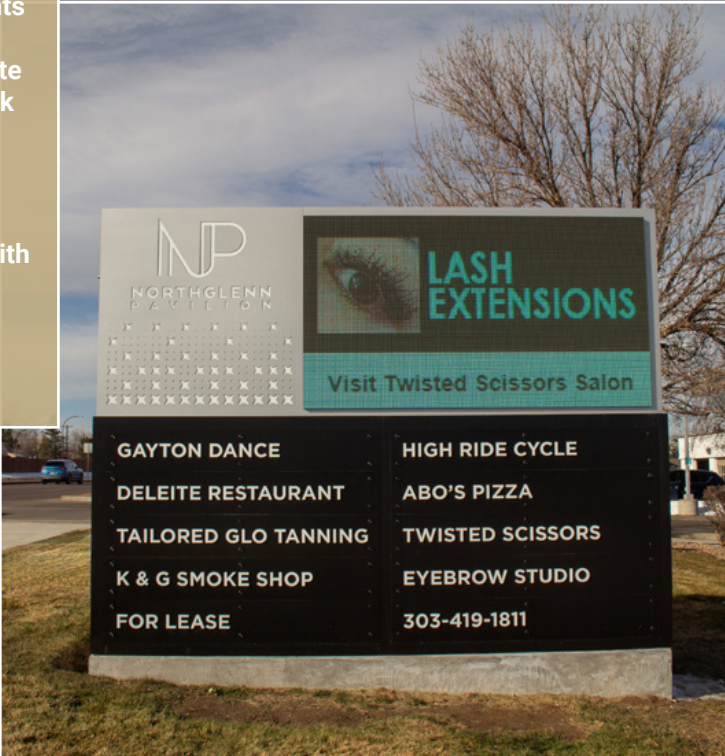
E 120th Ave: 43,401 VPD
Claude Ct: 15,145 VPD
2022 MPSI Estimate

Highlights

- **DO NOT DISTURB. THE SPACES ARE CURRENTLY OCCUPIED. PLEASE COORDINATE WITH LISTING BROKER FOR ANY AND ALL SHOWINGS.**
- Amazing EMC signage opportunity on monument signage along 120th Ave (43,401 VPD)
- Close proximity to I-25, Eastlake and more.
- Join established co-tenants such as Abo's Pizza, High Ride Indoor Cycling, Deleite Colorado, Huntington Bank and Jiffy Lube.
- Newly signed Black Rock Coffee coming soon!
- Densely populated area with 16,576 people within a 1 mile radius

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Site Plan

