

# GALLERIA

AT CHERRY CREEK



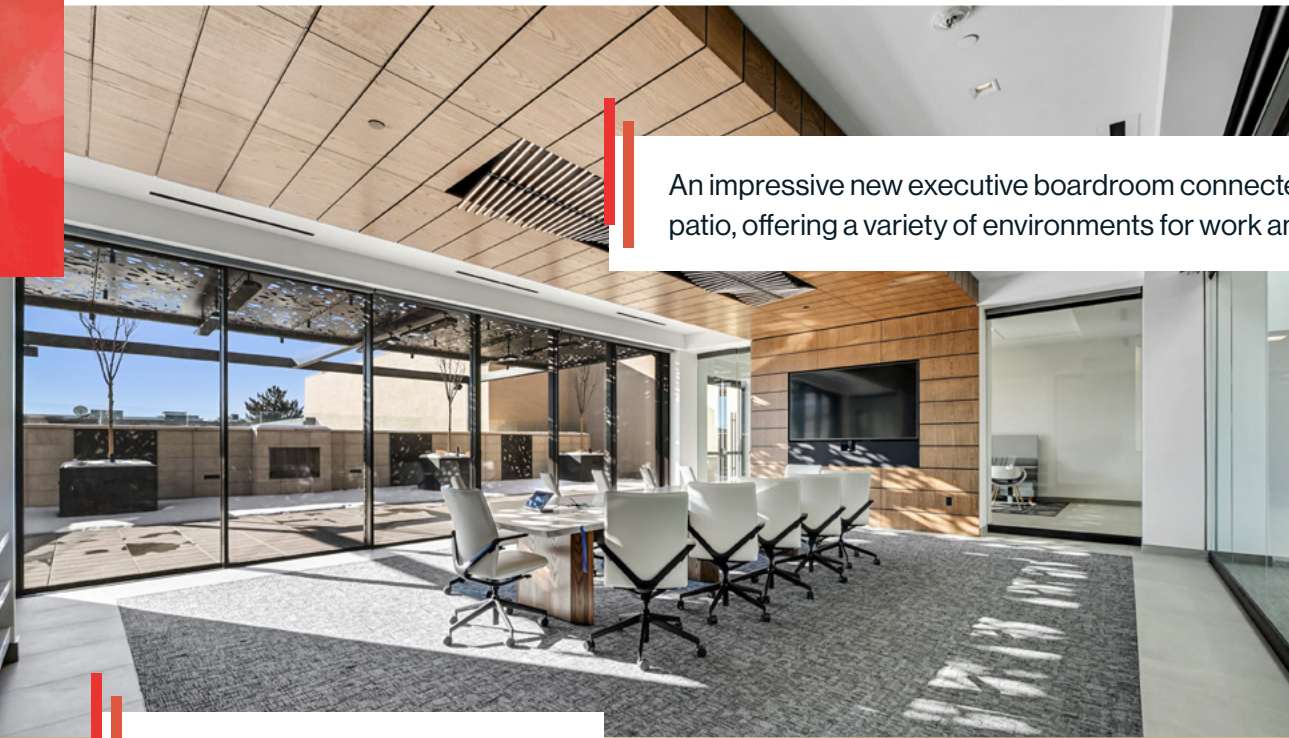
720 SOUTH COLORADO BLVD. | GLENDALE, COLORADO

# IN WITH THE NEW

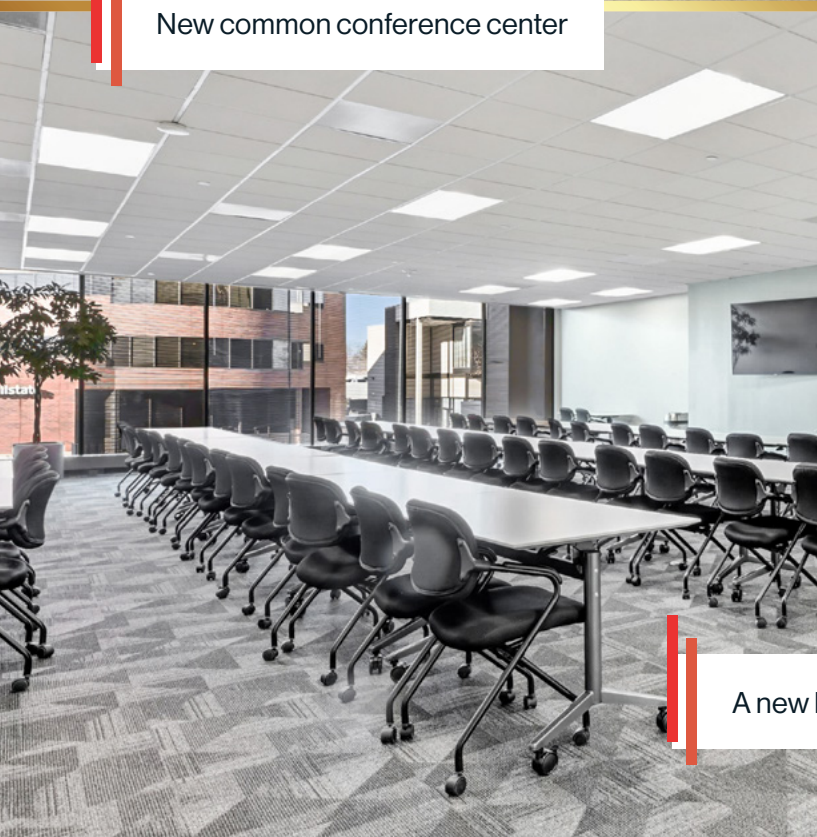
This is the new Galleria: a workplace transformed. Thanks to an extensive renovation, Galleria offers amenity-rich, modernized office space designed for the new ways people work.



An impressive new executive boardroom connected to a new rooftop patio, offering a variety of environments for work and socializing



New common conference center



A new bike storage facility to support health and wellness





# WHAT'S NEW AT GALLERIA?

A spectacular, reimagined atrium lobby with skylights, new ceilings & lighting, new furniture, media wall, and new art installations, offering places for casual collaboration, conversations, and breakout sessions.

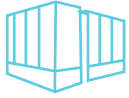
# A COMMITMENT TO SUSTAINABILITY

Galleria's revitalization includes features that promote sustainability and enhance wellness:

- 11 tons of material recycled
- All new LED lighting in atrium area
- Zero VOC paints used during construction
- Additional landscaping
- Rainwater harvesting for irrigation
- Improved glazing for better thermal performance
- Responsibly sourced & recycled materials
- Common area furniture made with recycled material
- Increased natural light in the atrium common areas to reduce lighting needs in adjacent suites
- Newly created outdoor workspaces
- Improved common space ventilation



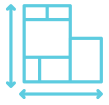




2 renovated 13-story office towers



3-level atrium



± 16,339 SF floor plates



On-site building management



100% structured parking with 24-hour access (3:1,000)



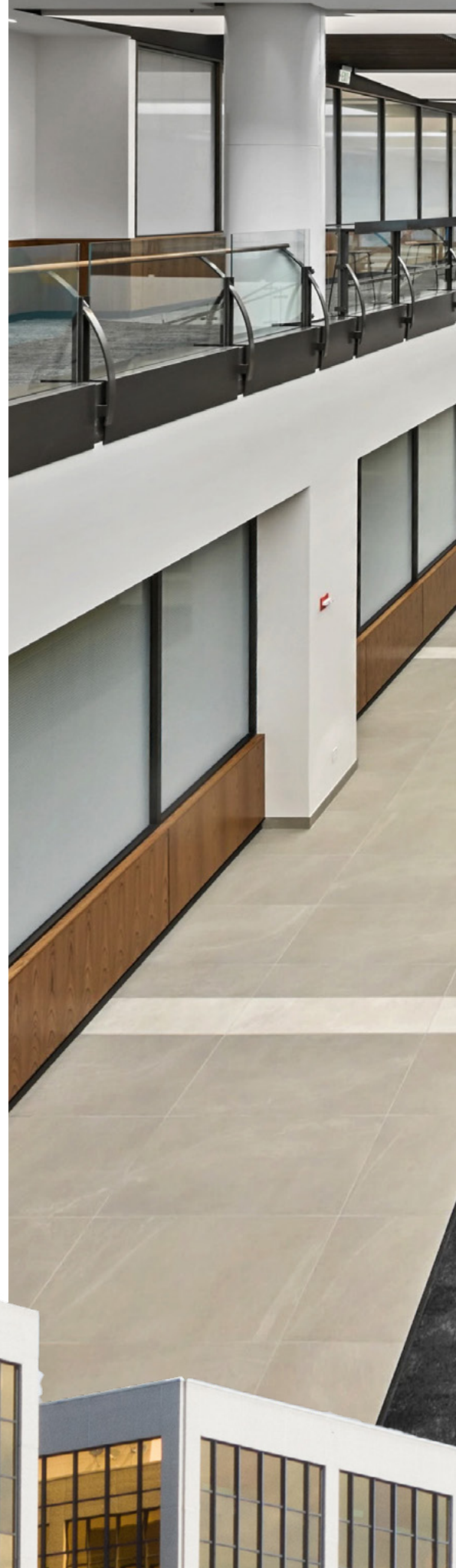
Robust infrastructure including advanced fiber optic network and energy management system



State-of-the-art security including keycard access, lighting, camera system, 24/7 on-site security personnel



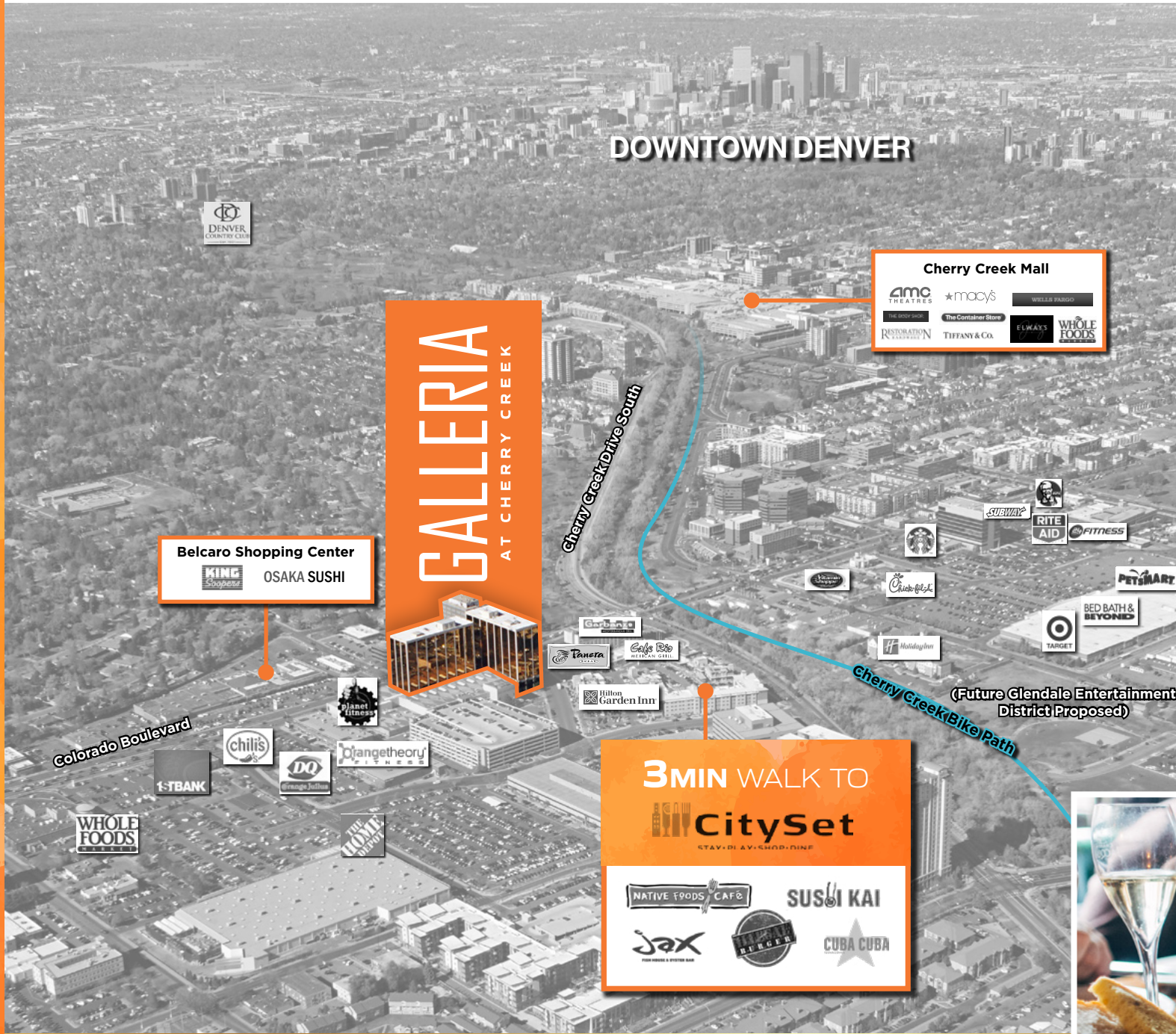
Stunning mountain & city views





# INFORMATION & HIGHLIGHTS

# THE PERFECT INTERSECTION OF WORK & LIFE



1  
MILE  
RADIUS:

21  
RETAILERS

84  
DINING  
OPTIONS

12  
ENTERTAINMENT  
OPTIONS





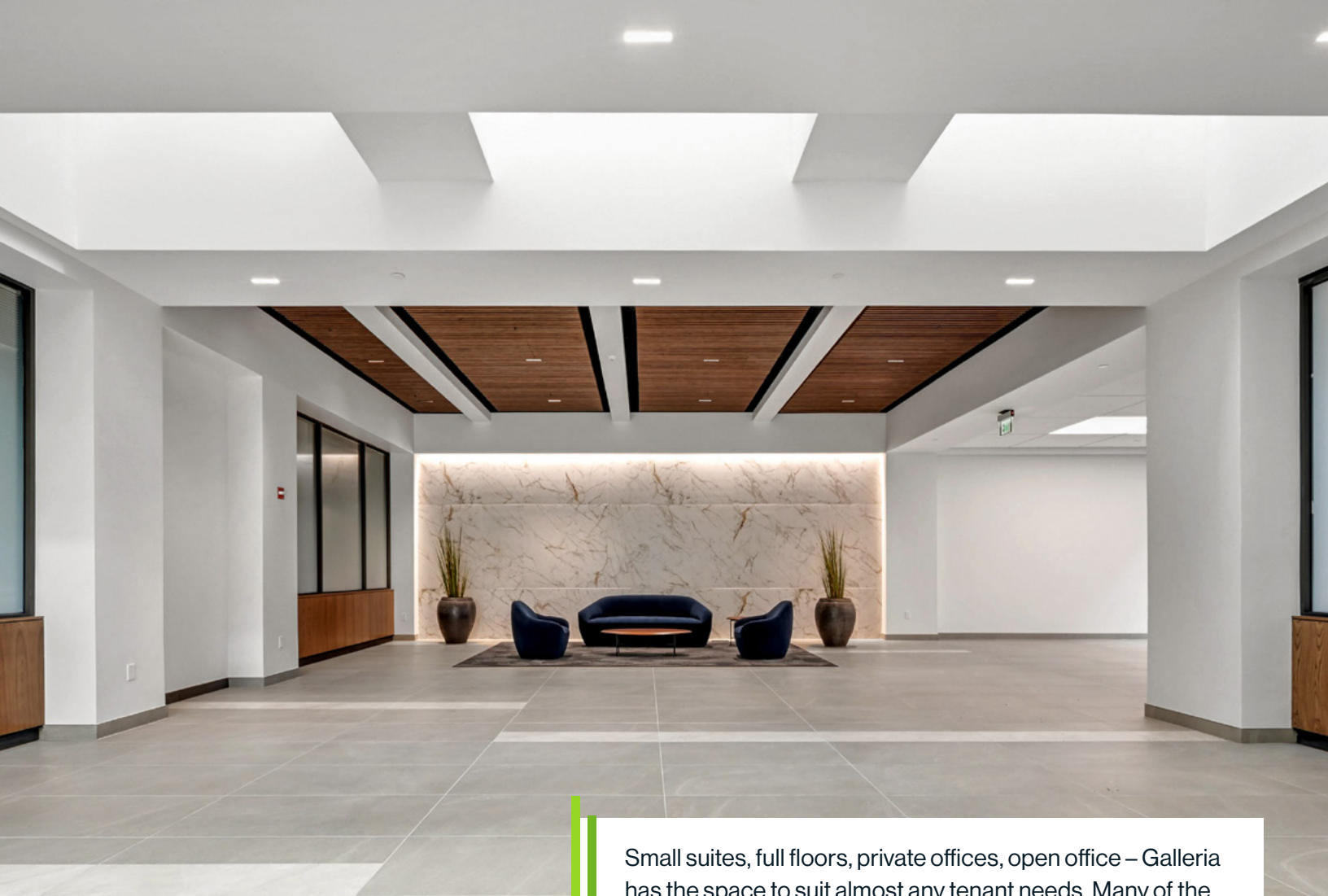


Getting to Galleria is convenient with its accessible location adjacent to Cherry Creek. And once you're here, work turns to play easily and errands become a breeze. With retail, services, hotels, restaurants, and recreation a short walk or drive away, this location offers significant advantages.



The buildings' visibility from Denver's main thoroughfare, Colorado Blvd., offers signage and brand identity opportunities to businesses that want to be visible and recognizable.





Small suites, full floors, private offices, open office – Galleria has the space to suit almost any tenant needs. Many of the available spaces feature spectacular mountain views or exposure to the revitalized atrium lobby.



SPACES THAT WORK,  
VIEWS THAT WOW



# GALLERIA

AT CHERRY CREEK

©2023 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- 02/16/23

720 SOUTH COLORADO BLVD.  
GLENDALE, COLORADO

## DAN BEER

Director

+1 303 813 6494

[dan.beer@cushwake.com](mailto:dan.beer@cushwake.com)

## MICHAEL COPPOLA

Senior Associate

+1 303 312 4212

[michael.coppola@cushwake.com](mailto:michael.coppola@cushwake.com)

