



1111 WASHINGTON AVENUE Golden, Colorado 80401



PROPERTY FEATURES

- Located in heart of downtown Golden, under the "Welcome to Golden" sign
- Free covered parking directly behind the building, ample street parking
- Located at the base of the Front Range and 15 miles from downtown Denver
- Retail and restaurant amenities within walking distance

BUILDING SPECIFICATIONS

Available:	Suite 205	808 RSF
	<ul style="list-style-type: none">• Features floor-to-ceiling windows facing Washington Ave.• Suite is adjacent to second floor outdoor patio.• Available 10/01/2025	
Lease Rate:	\$27.00/RSF NNN	
Operating Expenses:	\$13.20/RSF	
Building Size:	15,684 SF	
Stories:	Three	
Elevator:	One	

FOR MORE INFORMATION CONTACT:

JAMIE MACBETH

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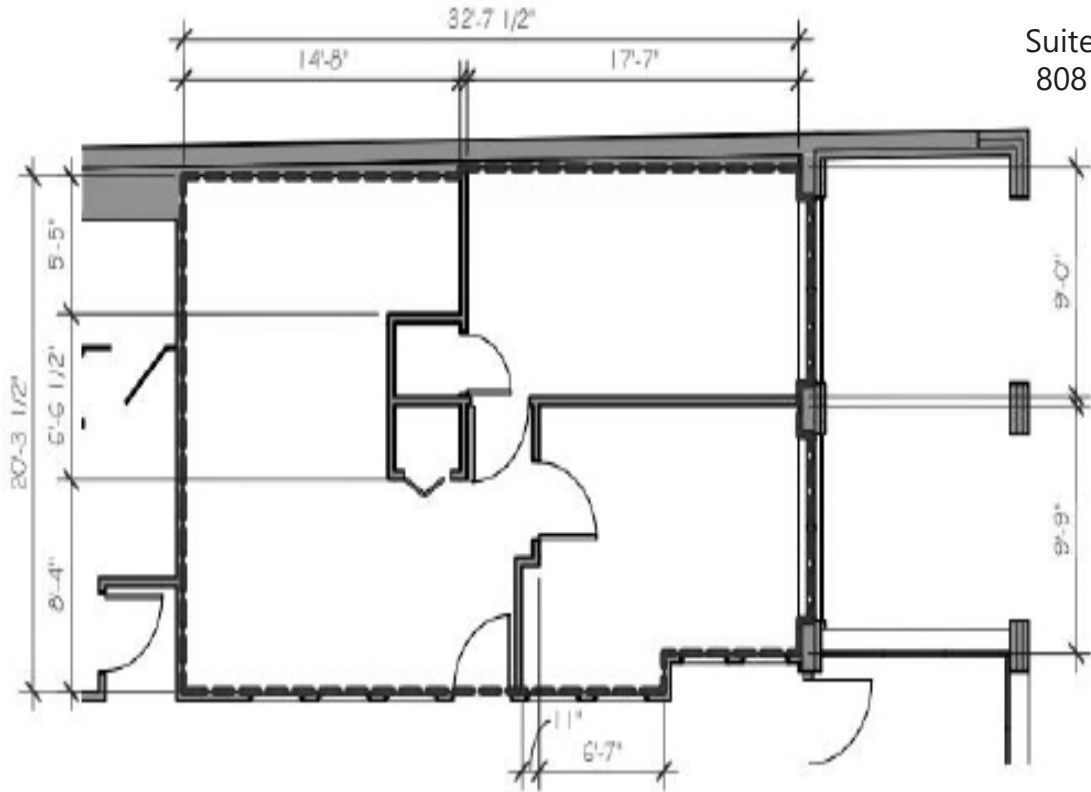
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