

FOR SALE

Top Floor Office Condo at Union Station

1660 17TH STREET, 4TH FLOOR
DENVER, CO 80202

For Sale

\$4,700,000 (\$448/RSF)

Entire 4th Floor

Suite 400: 5,214 RSF (*Owner-occupied*)

Suite 450: 5,268 RSF (*Leased*)

Total 4th Floor: 10,482 RSF

Property Highlights

- Fully updated brick & timber space with high ceilings (Suite 400 remodel completed 2022)
- Optimal flexibility to retain Suite 450 tenant or owner-occupy the entire floor
- Secure interior & exterior access controls
- On-Site Property Management
- Private Exterior Courtyard Adjacent to Café

For information, please contact:

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Associate Director

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NEWMARK

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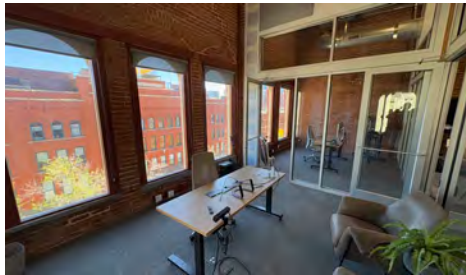
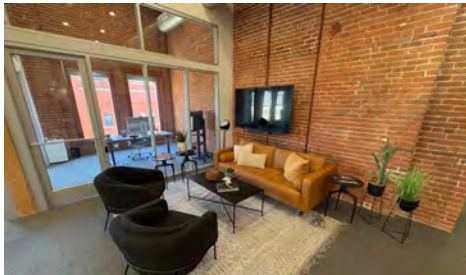


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Walk to...



Larimer Square



A Line to Denver
International Airport



Coors Field



Mercantile Dining
& Provision



Terminal Bar



Cherry Creek
Bike Path