

9840

W 59TH PL

ARVADA, CO 80004

1,357 SF SUBLEASE AND 624 SF  
**2 UNITS: TURNKEY SALON AND RETAIL**



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 **UNIQUE**  
PROPERTIES

 TCN  
REAL ESTATE GROUP

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## 2 SPACES AVAILABLE

Address	9850 W 59th Pl Arvada, CO 80004
Property Type	Retail/Office
Property Subtype	Turnkey Salon
Available SF	1,357 SF
Sublease Rate	\$16.00/SF/Yr (MG)
Address	9810 W 59th Pl Arvada, CO 80004
Property Type	Retail/Office
Property Subtype	Improved Retail
Available SF	624 SF
Lease Rate	\$25.00/SF/Yr (MG)

### PROPERTY DESCRIPTION

Suite 9850:

Turnkey Salon

All FF&E Included

Separate outside entrance - storefront

Unique office/retail space

Outside signage available

Upgraded space with 4 offices, open kitchen area, and open workspace.

Suite 9810:

Separate outside entrance - storefront

Unique retail space

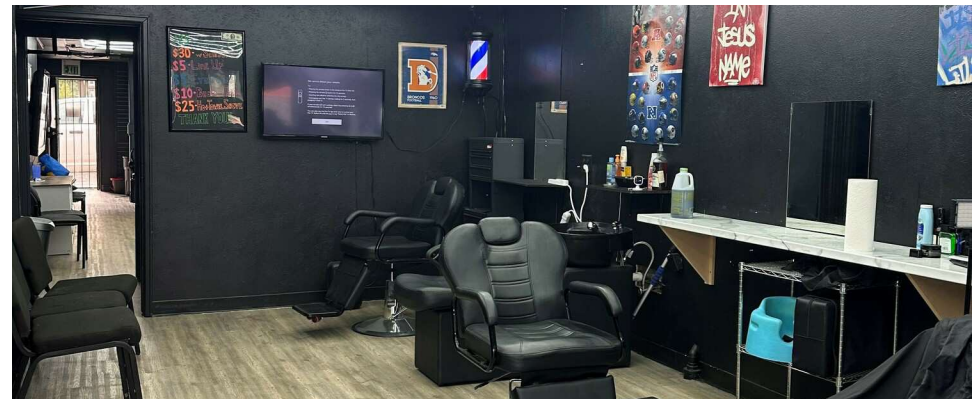
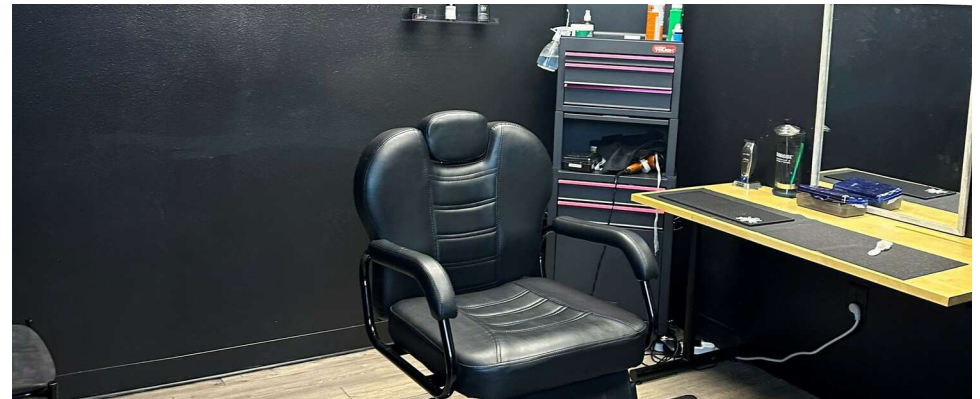
Outside signage available

Upgraded space

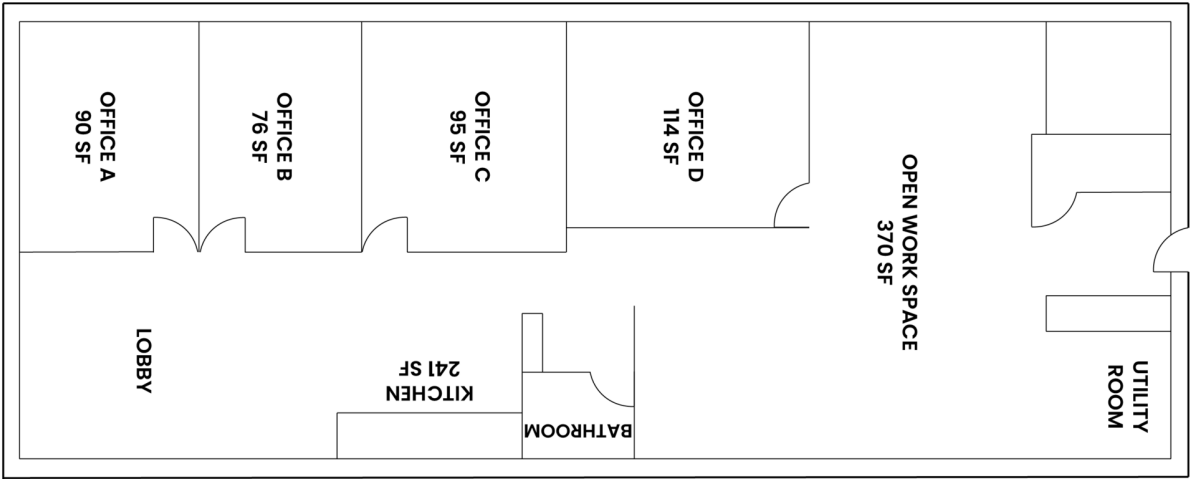




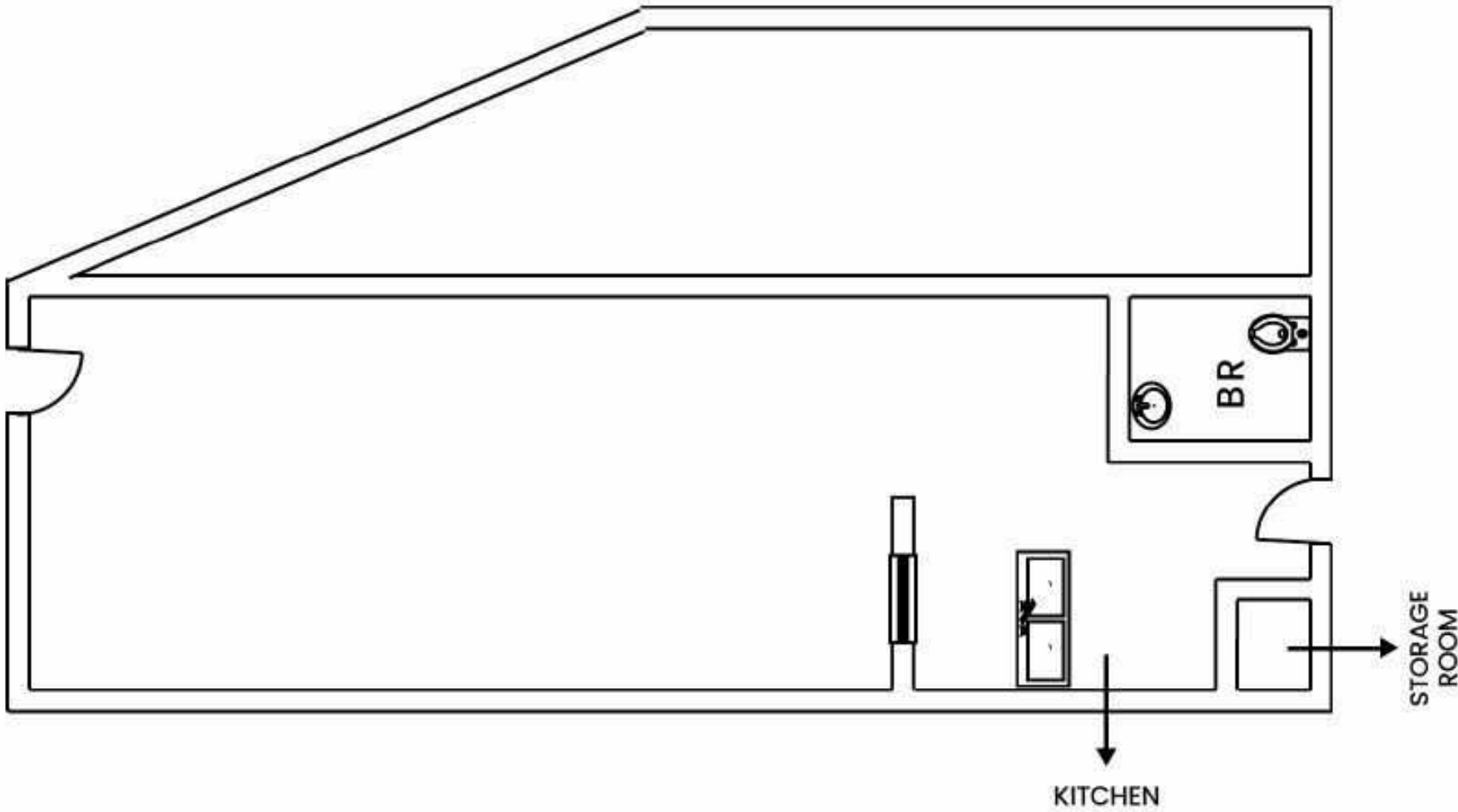
# INTERIOR PHOTOS



# 9850 - FLOOR PLAN



# 9810 - FLOOR PLAN





# SITE AERIAL

