

RUNWAY

35

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For Lease

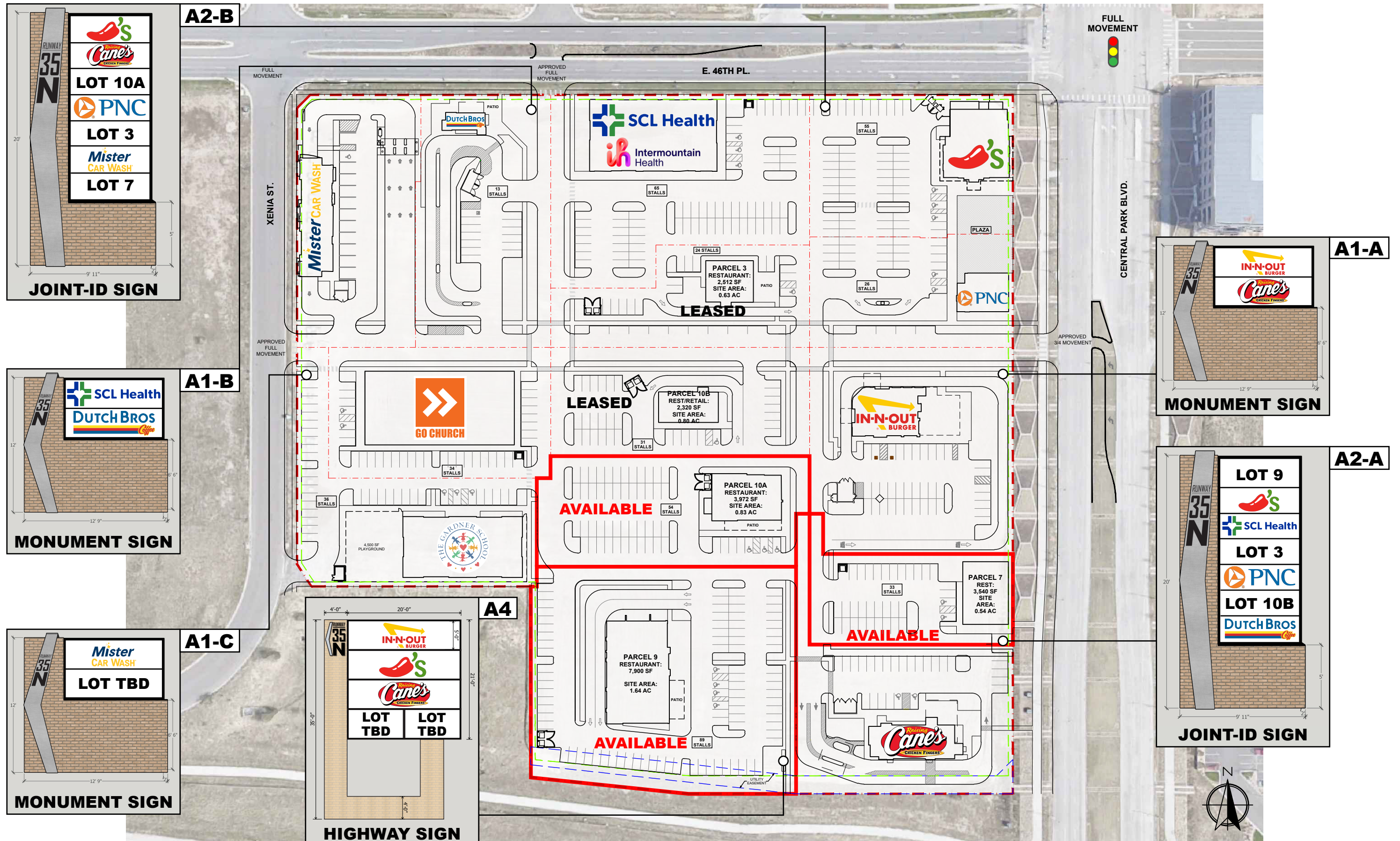
NWC of Central Park Blvd & I-70 | Denver, CO

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Runway 35 North Site Plan and Signage

NWC of Central Park Blvd & I-70 | Denver, CO



SITE	NAME	DWELLINGS	TYPE
1	Conservatory Green at Central Park	1,600	Single Family Homes
2	The Aster Conservatory Green	607	Apartment Units
3	Aster Conservatory Green Phase III	135	Apartment Units
4	Marlon at Central Park	129	Apartment Units
5	Aster Conservatory Green Phase II	256	Apartment Units
6	MAA Milepost 35	1,001	Apartments, Row Homes (Proposed)



NORTHFIELD HIGH SCHOOL

1

E Northfield Blvd 16,285 VPD

Runway 35 North

2

5

6

HOME2

Residence Inn

3

4

40,522 VPD

Central Park Blvd
28,000 VPD

Industrial / Flex
695,000 SF

DRURY HOTELS

The Shops At Northfield

INTERSTATE 270

252,000 VPD

36

INTERSTATE 70

INTERSTATE 270

Runway 35 South

Centerfield Campus Development
29 Acres Office/Industrial/Retail

CREDIT UNION OF COLORADO



Central Park North Trade Aerial

Denver, CO



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1

FIVE GUYS
BURGERS and FRIES
CUBA CUBA
SANDWICHES

WORCHIPS
TACOS

Jersey Mikes
SUBS

Tokyo
JOE'S

Runway 35 North

SCL Health

Dutch Bros

PNC

IN-N-OUT
BURGER

chili's

Cane's

AT&T

ANYTIME FITNESS

Freddy's
STEAKBURGERS

SMOOTHIE KING

LES SCHWAB

QDOBA

MOD

The Shops At Northfield

TEXAS
Harkins

zumiez

SEPHORA

macy's

lululemon

LUCKY STRIKE

Famous Footwear

NIKE

OLD NAVY

Starbucks

JCPenney

FINISH LINE

FRIDAYS

Bar Louie

Bath & Body Works

carter's

TARGET

H.M.

DEL TACO

ULTA

RED LOBSTER

Olive Garden

VICTORIA'S SECRET

E Northfield Blvd
16,285 VPD

252,000 VPD

Centerfield Campus Development
29 Acres Office/Industrial/Retail

CREDIT UNION
OF COLORADO

Central Park Blvd
28,000 VPD

Industrial / Flex
695,000 SF

Runway 35 South

Fairfield
BY MARRIOTT

ANDY'S
Frozen Custard

NEW HORIZON
ACADEMY

FUZZY'S
TACO SHOP

STARBUCKS

SUPER STAR
CAR WASH

Wendy's

QUICK TRIP

CHICK-FIL-E

URBAN AIR
Adventure Park

FLOOR & DECOR

Runway 35 North

NWC of Central Park Blvd & I-70 | Denver, CO



DEMOGRAPHIC HIGHLIGHTS

1 MILE

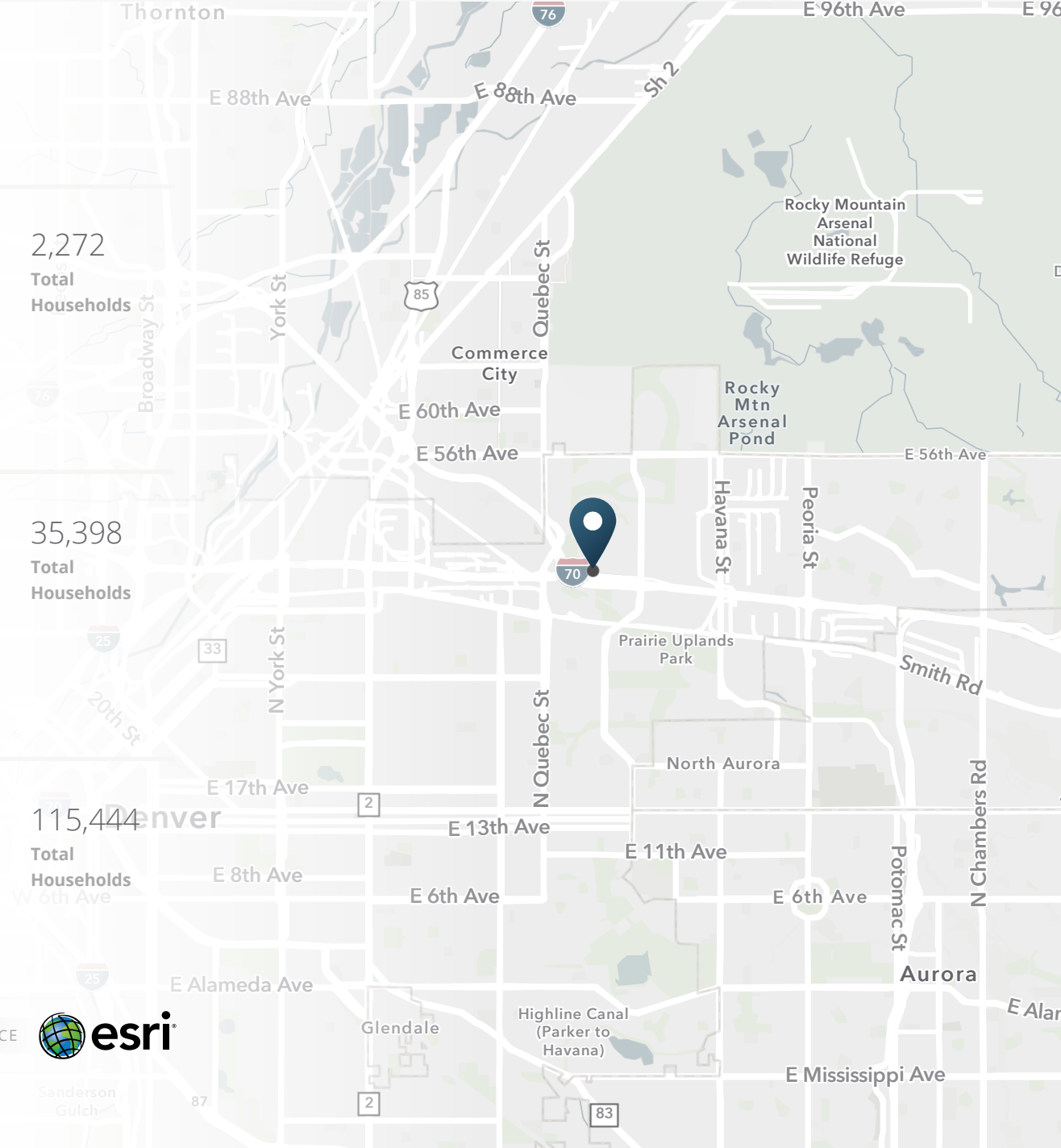
6,336 Population	13,377 Total Daytime Population	\$226,763 Average Household Income	2,272 Total Households
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3 MILES

101,525 Population	130,192 Total Daytime Population	\$136,288 Average Household Income	35,398 Total Households
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5 MILES

306,142 Population	340,158 Total Daytime Population	\$121,830 Average Household Income	115,444 Total Households
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> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.



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Tony Pierangeli

303.390.5257

tony.pierangeli@srsre.com

Erik Christopher

303.390.5252

erik.christopher@srsre.com

SRS Real Estate Partners

1875 Lawrence Street, Suite 850

Denver, CO 80202

303.572.1800

