

FOR LEASE

2101 HUMBOLDT ST, DENVER, CO



- 1983 RENTABLE SQUARE FEET
- \$30/SF PLUS NNNS ESTIMATED AT \$9/SF



RESTAURANT OPPORTUNITY

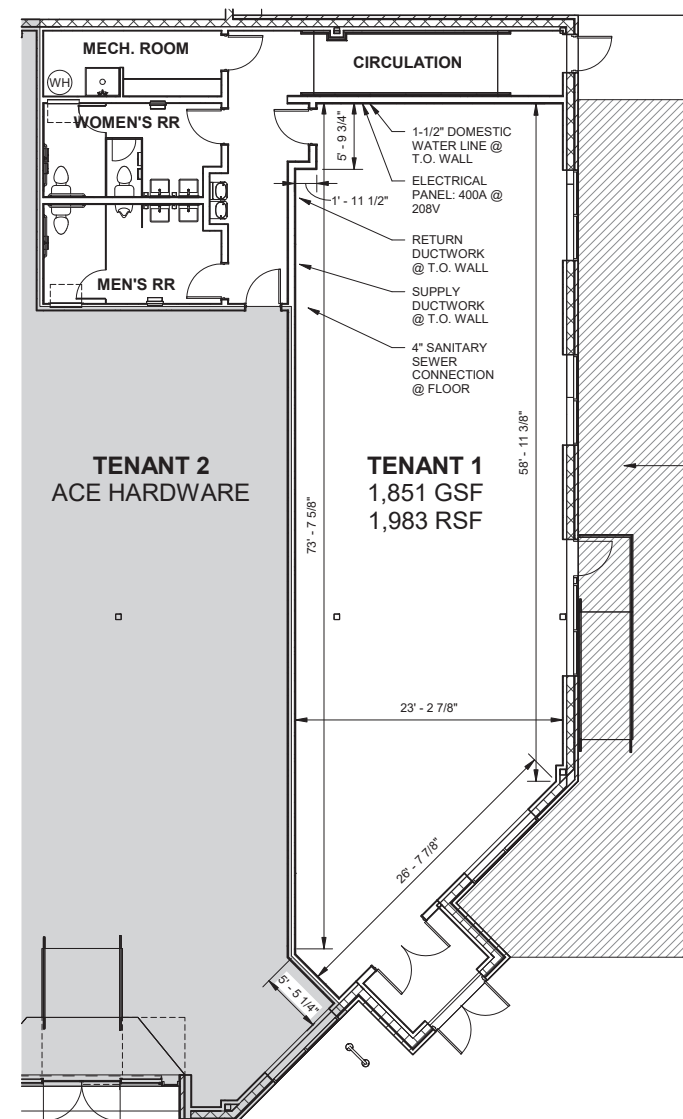
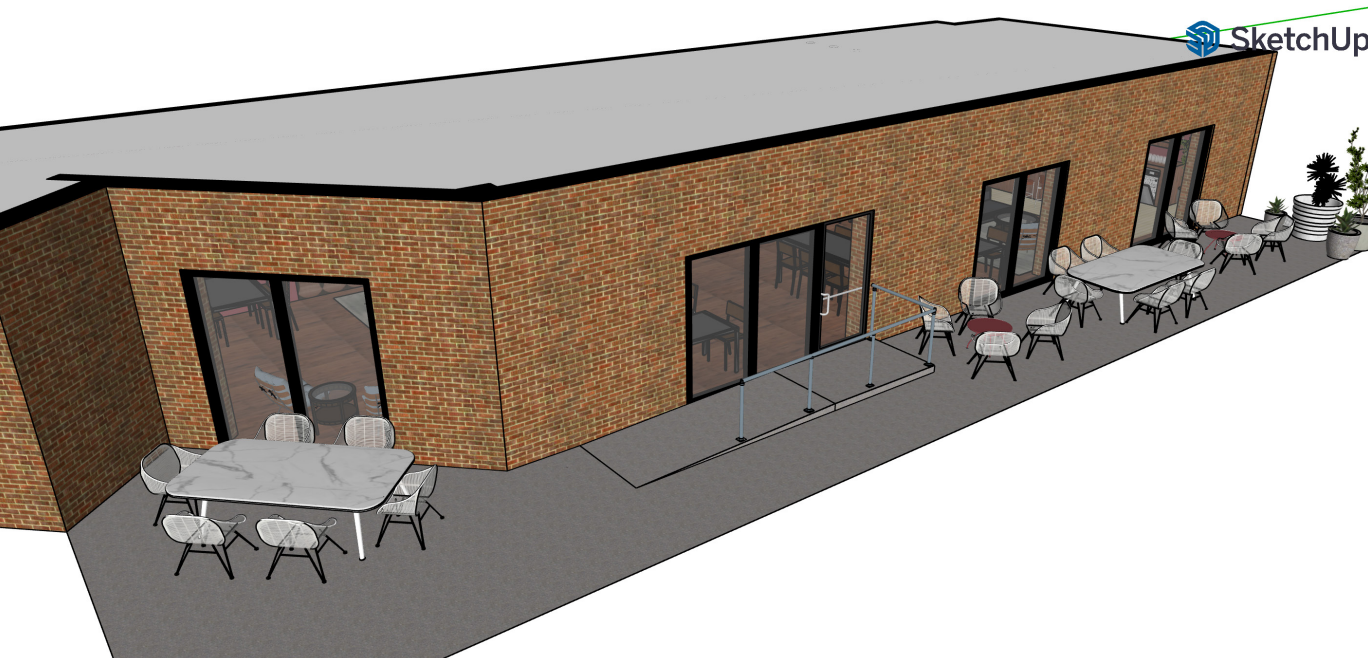
- Great neighborhood space perfect for a café, sandwich shop, wine bar, or other F&B establishment
- Corner location with large patio opportunity (782 SF) not included in rent
- Charming brick building with a ton of character and newly upgraded electric, HVAC, water line, and sewer line
- Conveniently located to pull customers from City Park, Five Points, Uptown, Cap Hill, and Congress Park
- Positioned directly across the street from Saint Joseph Hospital providing thousands of daytime employees

CONTACT INFORMATION

ZACH CYTRYN
zach@fuelandironrealty.com
240-671-8258

VINCENT LIM
v.limproperties@gmail.com
720-202-7485





CONTACT INFORMATION

ZACH CYTRYN

zach@fuelandironrealty.com
240-671-8258

VINCENT LIM

v.limproperties@gmail.com
720-202-7485

