



## Rare Retail / Spaces Available LEASE RATE: \$22.00/NNN

### PROPERTY DETAILS

1242 S Broadway:	1,596 SF
1238 S Broadway:	1,686 SF
Year Built:	1975, Remodeled 2015
Zoning:	U-MS-3

### PROPERTY FEATURES

- Great storefront location on South Broadway in the heart of the Antique District just two blocks from Gates Redevelopment project.
- Well maintained property with local ownership and management.
- In the heart of "SOBO" South Broadway corridor.
- 12 exclusive parking spaces and street parking.
- High traffic counts and a high profile building
- Strong household incomes.

For more information, please contact:

#### JAMIE MITCHELL

Principal

303.962.9571

JMitchell@PinnacleREA.com

#### PAUL NORA

Advisor

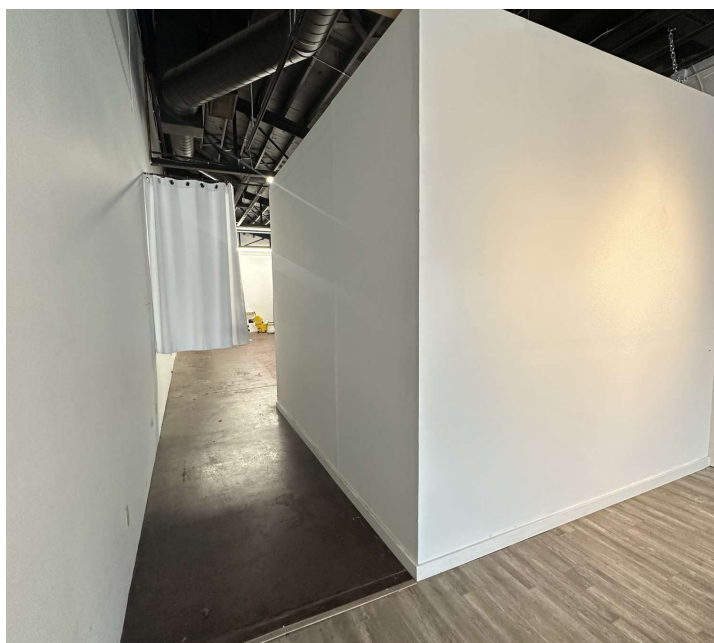
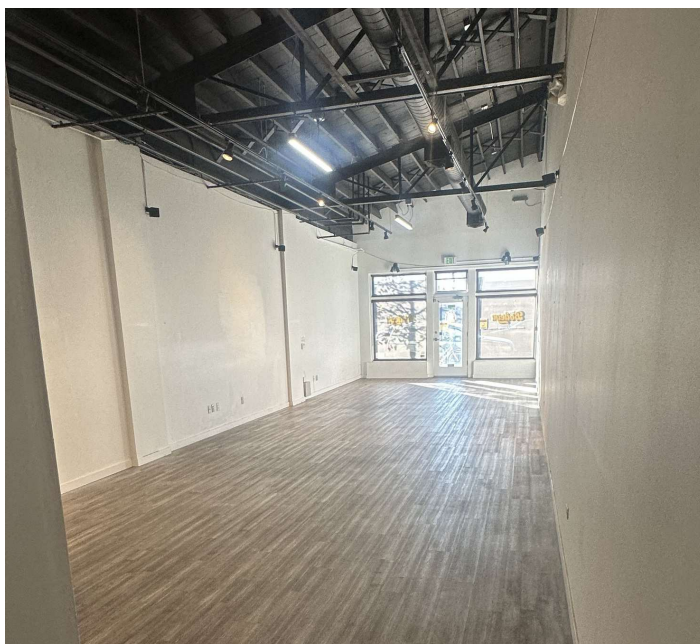
303.962.9575

PNora@PinnacleREA.com

**Pinnacle Real Estate Advisors**

One Broadway Suite A300 Denver, CO 80203

303.962.9555 | [www.pinnaclearea.com](http://www.pinnaclearea.com)



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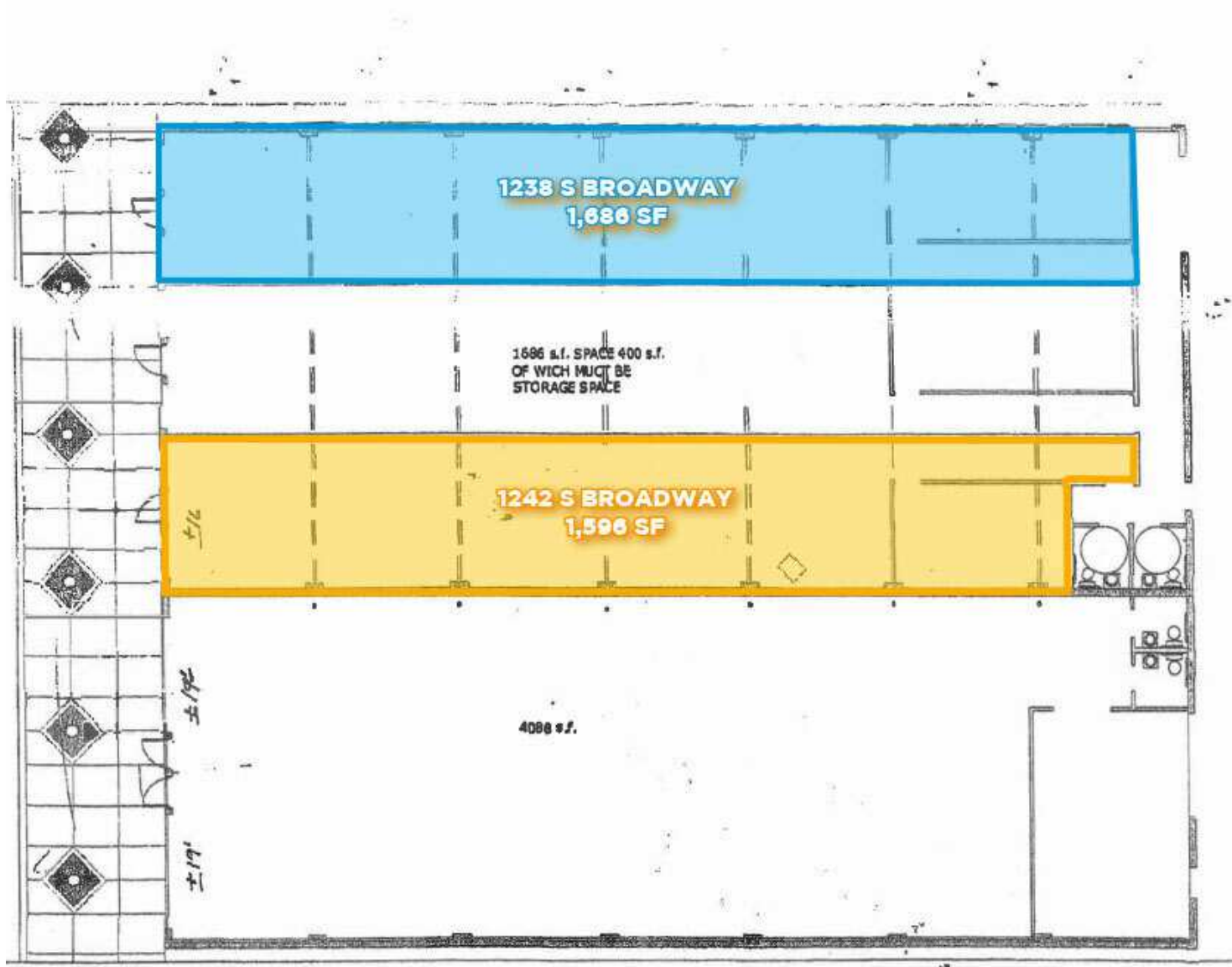
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