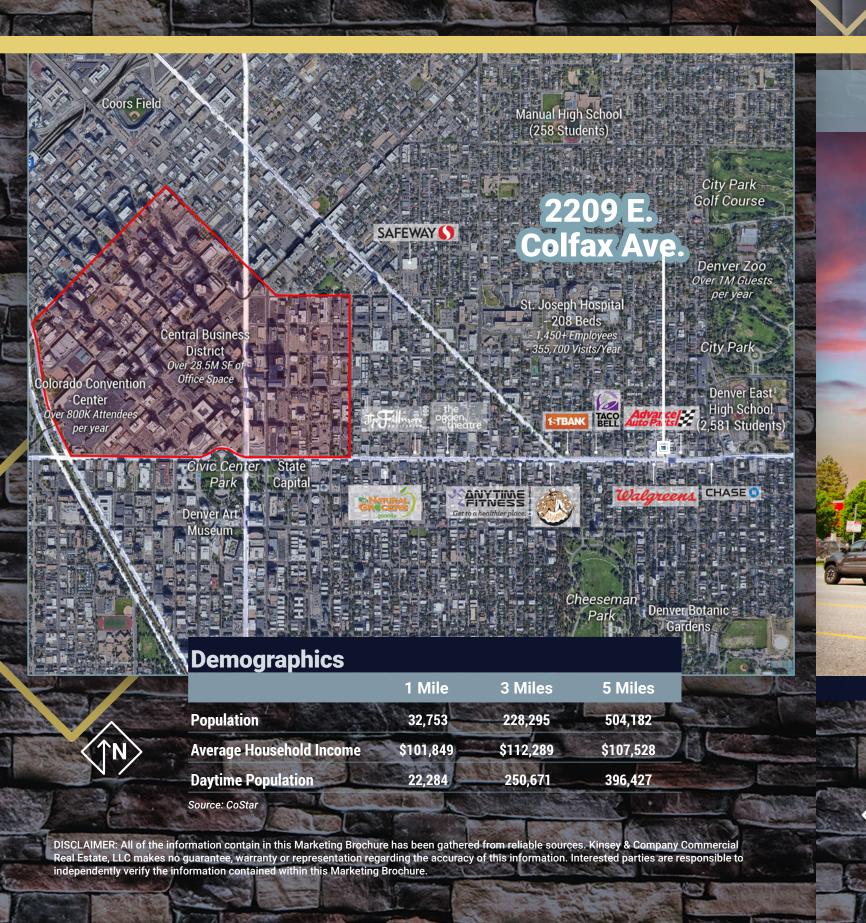
COLFAX CENTRAL 2209 E. Colfax Avenue, Denver, CO 80206

1,656 SF - 3,096 SF RESTAURANT & SANDWICH SHOP SPACE FOR LEASE



COLFAX CENTRAL

2209 E. Colfax Ave. | Denver, CO 80206

FOR LEASE



FOR LEASE

Jason F. Kinsey
Managing Principal
720-280-5757
Jason@KinseyCRE.com

y Brady Kinsey
pal Principal
303-847-1295
RE.com Brady@KinseyCRE.com

COLFAX CENTRAL

2209 E. Colfax Avenue DENVER, CO 80206

RESTAURANT & FORMER SANDWICH SHOP SPACE FOR LEASE

Availability Information

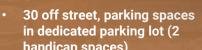
SF Available: 1,656 SF - 3,096 SF **Pricing: Contact Broker**

Traffic Counts

E. Colfax Ave: 33,270 VPD MPSI 2022 Estimates

Highlights

- 3,096 SF second generation restaurant with hood, grease trap and walk in cooler in place
- Former 1,656 SF sandwich shop with cooler and freezer in-place
- Great exposure to E. Colfax Ave.
- handicap spaces)
- **Close proximity to landmark** Colfax attractions, such as the **The Fillmore Auditorium**



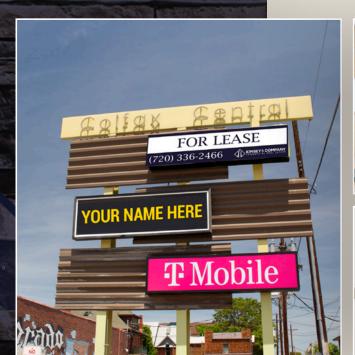
Ogden Theatre, VooDoo Donuts,

Brady Kinsey Jason F. Kinsey Managing Principal Principal 303-847-1295 720-280-5757 Jason@KinseyCRE.com Brady@KinseyCRE.com









Site Plan

