

# PLAZA AT INVERNESS

## LEASING INFORMATION

**383 Inverness Parkway**  
Englewood, CO 80112

**385 Inverness Parkway**  
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Building Size	Approximately 60,086 RSF	Approximately 60,085 RSF
Stories	4	4
Year of Construction	1999	1999
Floorplate Size	15,000 SF	15,000 SF
Lease Rates	\$25.00 FSG	\$25.00 FSG
Operating Expenses	2025 Base Year Estimate \$13.48	2025 Base Year Estimate \$13.48
Tenant Improvements	Negotiable ~ Spec Suites Now Available	Negotiable ~ Spec Suites Now Available
Parking	3.5:1,000 surface free \$100.00/Space/Month covered	3.5:1,000 surface free \$100.00/Space/Month covered
Amenities	State-of-the-art conference room in both buildings, renovated lobbies in 2020, on-site management, storage, executive parking in garage, across the street from Colorado Athletic Club, minutes from Park Meadows Mall and other numerous retail and restaurants.	

### AVAILABLE SPACE

	Suite	RSF	Comments
<b>383 INVERNESS</b>			
	480	2,271 RSF	Spec Suite
	300	2,604 RSF	Available 10/1/2025
	360	2,822 RSF	
	400	2,948 RSF	
	260	3,212 RSF	Spec Suite
	390	4,052 RSF	Spec Suite
<b>385 INVERNESS</b>			
	230	807 RSF	Contiguous with suite 240 - 2,048 SF
	240	1,241 RSF	Contiguous with suite 230 - 2,048 SF
	380	1,393 RSF	
	270	1,608 RSF	
	150	1,784 RSF	Spec Suite
	350	3,142 RSF	Available with 30 days notice. Move in ready & furnished!
	430	3,480 RSF	
	200	4,189 RSF	

For additional information, please contact:

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