

**GRANT COURT**  
9890 Grant Street, Thornton, CO 80229



**Demographics**

	1 Mile	3 Miles	5 Miles
Population	11,374	158,127	324,956
Average Household Income	\$86,996	\$82,457	\$93,137
Daytime Population	10,640	46,353	110,265

Source: CoStar



DISCLAIMER: All of the information contain in this Marketing Brochure has been gathered from reliable sources. Kinsey & Company Commercial Real Estate, LLC makes no guarantee, warranty or representation regarding the accuracy of this information. Interested parties are responsible to independently verify the information contained within this Marketing Brochure.

**1,314 SF**  
**FORMER SALON / BARBERSHOP SPACE WITH**  
**EXISTING INFRASTRUCTURE FOR LEASE**

**GRANT COURT**

9890 Grant St. | Thornton, CO 80229



**KINSEY & COMPANY**  
COMMERCIAL REAL ESTATE

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# GRANT COURT

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**FOR LEASE**

## Availability Information

SF Available: 1,314 SF  
Pricing: Contact Broker

## Traffic Counts

Grant Street: 19,015 VPD  
Thorton Parkway: 32,207 VPD  
2022 MPSI Estimate

## Highlights

- Former salon / barbershop space with existing infrastructure
- Building and monument signage available
- Directly across from Walmart, Sam's Club, Home Depot and more
- Close proximity to City of Thornton municipal offices, North Suburban Medical Center, Thornton High School and more

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## Site Plan

