

# REGENCY PLAZA

4643 SOUTH ULSTER STREET  
DENVER, COLORADO 80237

Regency Plaza, the Denver Tech Center's most iconic Class AA office tower, is a 15-story office building comprised of approximately 330,000 square feet. Located adjacent to the Hyatt Regency at the confluence of interstates 25 and 225, this extraordinary Denver landmark has recently been fully renovated and provides occupants of the building with an unrivaled business setting.







## Inviting Outdoor Plaza



## Technologically Advanced Conference Facility



## New Vibrant & Dynamic Lobby



# Modern, Top-Quality Food Service



# Spa Quality Showers & Locker Rooms

# New State-Of-The-Art Fitness Center







Tremendous Views and  
Natural Daylight



Excellent Access  
from I-25 & I-225



Modernized Building  
Infrastructure



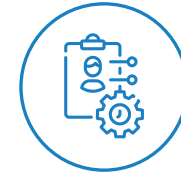
100% Structured Parking  
with direct building  
access & two dual EV  
charging stations



Access to numerous  
retail amenities



LEED® Silver Certified  
& Energy Star Rated



Award Winning  
Ownership & Property  
Management



On-Site Security



2026 Operating  
Expenses:  
\$12.90/SF



**\$127,134**

Median southeast  
suburban income



**76.3%**

Bachelors degree or higher  
education attainment



**\$889,400**

Median home value



**148,017**

Daytime workers within  
three miles



**276,000**

Daily commuters on I-25





# Colliers

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# Granite

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