



LEASE RATE: \$24.00 SF (NNN)

PROPERTY OVERVIEW

Lease Rate:	\$24.00 SF (NNN)
Operating Expenses:	\$13.90/SF
Suite 100:	2,731 SF
Suite 200:	1,808 SF
Year Built:	2003

PROPERTY/AREA DETAILS

This 14,803 SF Multi-Tenant Retail building is in great condition, constructed in 2003, and located in the dynamic and high income Lone Tree area. These suites are strategically positioned facing C-470, providing excellent exposure to the growing populace, and benefiting from Lone Tree's thriving retail and business environment. **Full Tenant Improvement packages are available.**

For more information, please contact:

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Suite 100



Suite 100



Suite 100



Suite 100

For more information, please contact:



For more information, please contact:



Suite 200



Suite 200

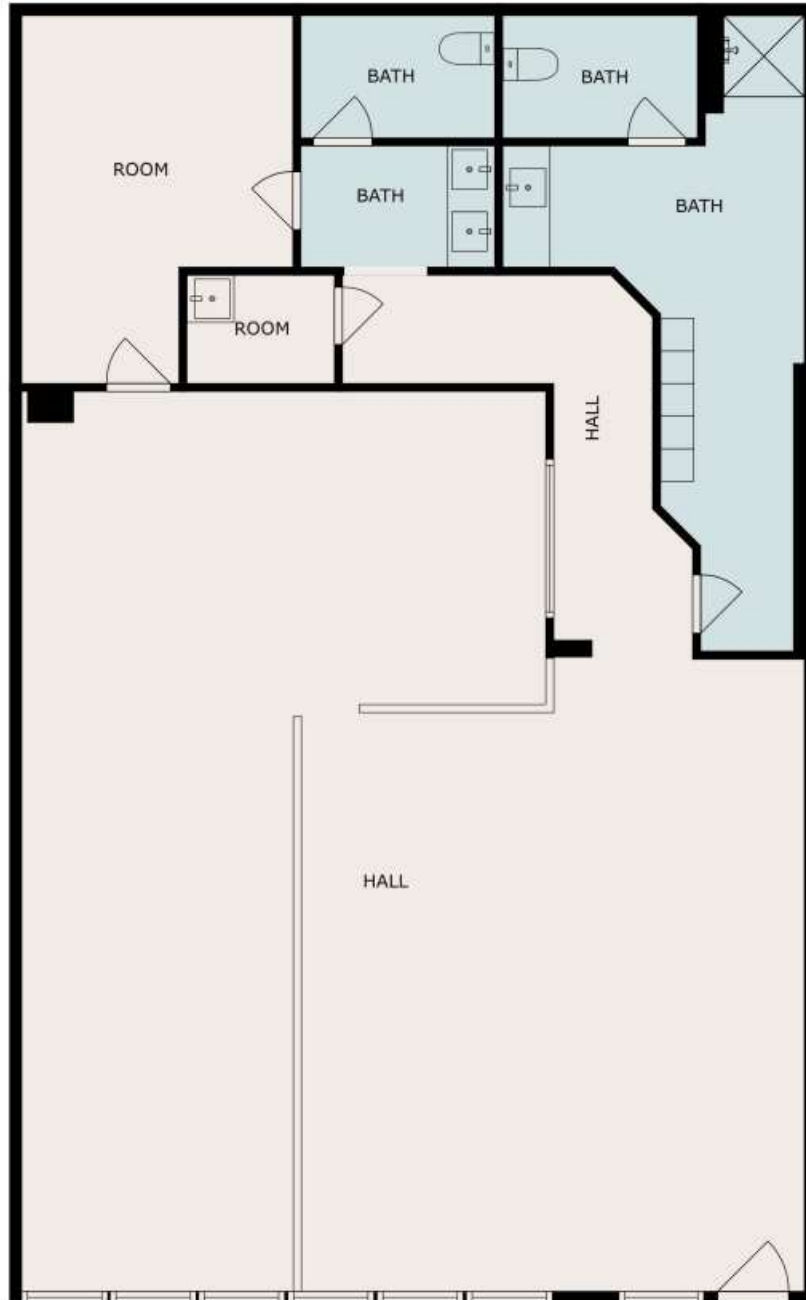


Suite 200

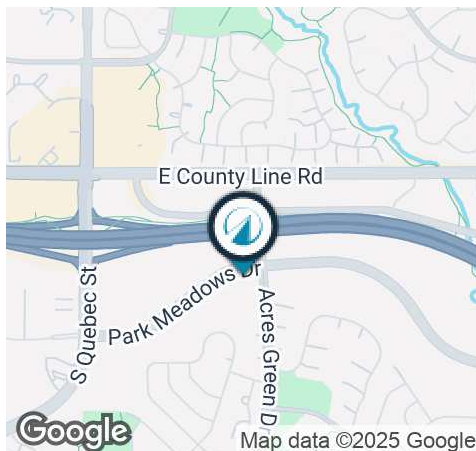


Suite 200

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AREA DEMOGRAPHICS:



Population

1 Mile	267
3 Mile	1,817
5 Mile	12,268



Households

1 Mile	101
3 Mile	726
5 Mile	5,010



Average HH Income

1 Mile	\$119,861
3 Mile	\$141,594
5 Mile	\$153,683

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