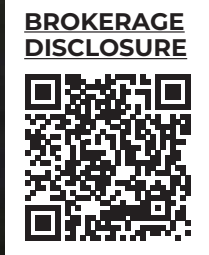


10900 HIGH NOTE AVENUE | LONE TREE, CO 80124
4,910 SF OF GROUND FLOOR RETAIL
IN A 540 UNIT MIXED-USE DEVELOPMENT



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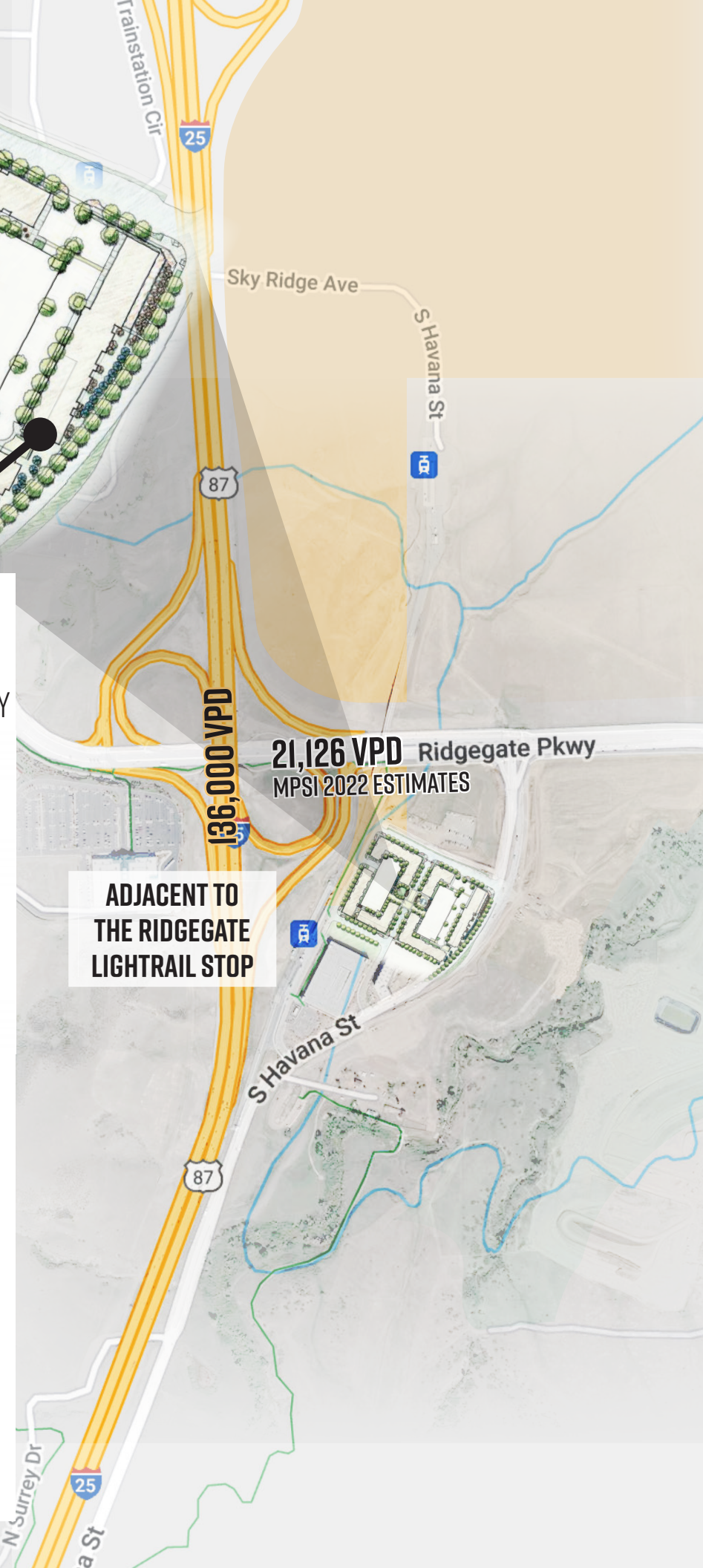


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BLDG. 6
2,500 SF AVAILABLE
DELIVERY Q3 2026



BLDG. 1
2,410 SF AVAILABLE
IMMEDIATE DELIVERY



HIGHLIGHTS

- Visibility from I-25
- Ground floor of a new 540 unit multi-family project
- All glass storefront
- Approx. 17 ft. ceilings
- Delivery: Q1 2024 - Building 1*
*cannot support a restaurant user (no infrastructure will be put in place)
- Q3 2026 - Building 6
- Contact Broker for pricing

AT THE ENTRANCE OF THE RIDGEGATE EAST, LONE TREE CITY CENTER. A 400 ACRE CORE THAT WILL BECOME LONE TREE'S NEW "DOWNTOWN" WITH APPROX. 5,000 RESIDENTS AND UPWARD OF 40,000 JOBS AT FULL BUILDOUT.

NEXT TO THE LONE TREE REGIONAL PARK WHICH WILL BE 80 ACRES OF REGIONAL AMENITIES - TRAILS, A FESTIVAL TERRACE, MULTI-PURPOSE ATHLETIC FIELDS AND COURTS



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	3,499	46,027	164,782
Total Daytime Population	5,068	60,362	197,189
Average Household Income	\$157,077	\$175,314	\$172,240

Source: ESRI 2023