

# WABASH MARKETPLACE

NEWLY RENOVATED, MOVE-IN READY SUITES



Rate - From \$20.00 - \$22.00 SF/YR  
NNN



8400-8450 E. Iliff Avenue  
Denver, CO 80231



## KEY FACTS

Buildings: Two buildings

Stories: One

Parking: 180 Surface Spaces

Year Built: 1983

Space Available: 1,200 RSF -3,000 RSF

Term: 3-5 years

2022 Expenses: \$6.75/SF

## AVAILABLE SUITES

Suite 11: 2,476 RSF

Suite 2: 1,356 RSF

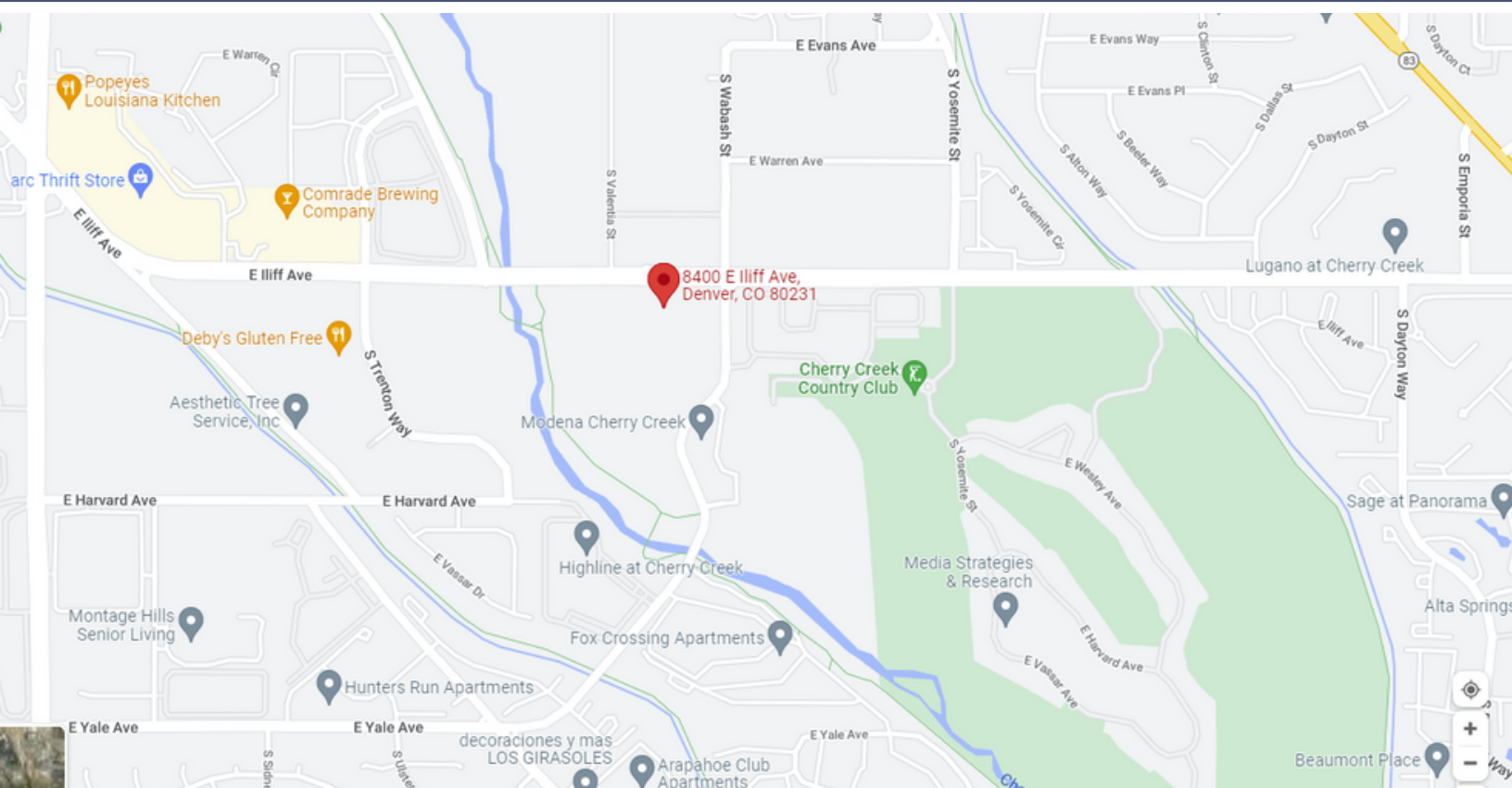
## FEATURES

- Renovated Retail Center
- Located next to Cherry Creek Country Club
- Excellent Neighborhood Center with Many National Tenants
- Great Visibility & High Traffic
- High Line Canal and Cherry Creek Trails Close By
- Aggressive Lease Rates
- Flexible Space
- Long Term Stable Tenants



08/21/22

# HIGHLY VISIBLE NEIGHBORHOOD STRIP CENTER



Easy Access via Parker Road & Iliff



Competitive Lease Rates



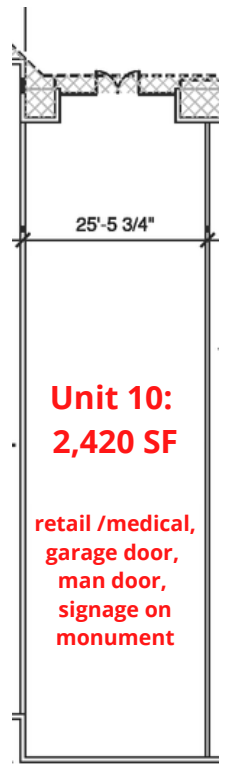
Join National Brands



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**Unit 10:  
2,420 SF**

retail /medical,  
garage door,  
man door,  
signage on  
monument



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