

# Ridgeline Medical

— CAMPUS —

AVAILABLE FOR LEASE



**CLASS A OFFICE/MEDICAL CAMPUS**

IN HIGHLANDS RANCH, COLORADO

# BUILDING INFORMATION



## BUILDING ONE

ADDRESS:	9135 S. Ridgeline Blvd.
STORIES:	2
SQUARE FEET:	55,157 SF



## BUILDING TWO

ADDRESS:	9137 S. Ridgeline Blvd.
STORIES:	2
SQUARE FEET:	37,013 SF



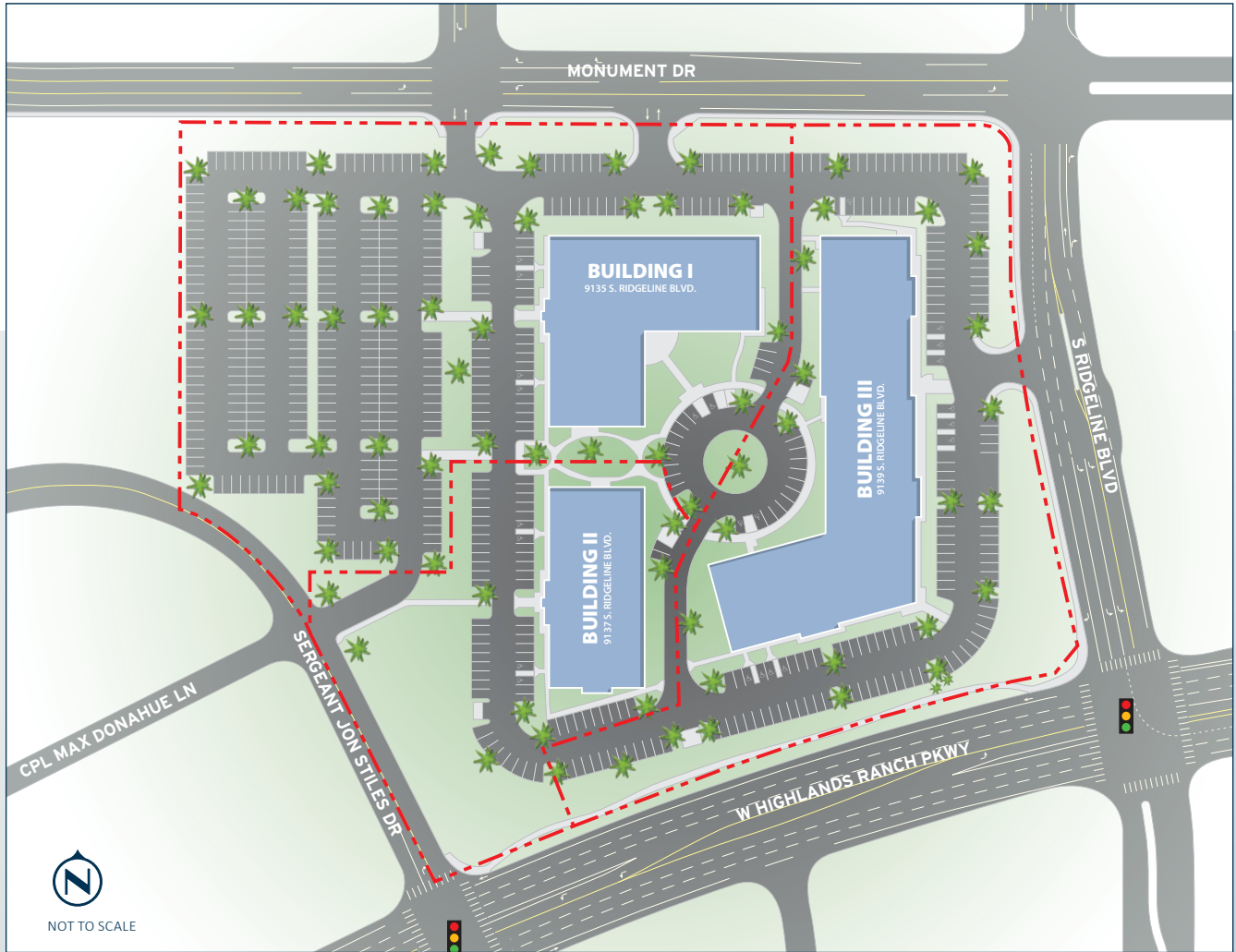
## BUILDING THREE

ADDRESS:	9139 S. Ridgeline Blvd.
STORIES:	1
SQUARE FEET:	44,325 SF

-  Abundant parking - approximately 4:1,000 SF
-  Outdoor seating/plaza area
-  Fitness Center with showers and lockers
-  Walking distance to many retail amenities, Highlands Ranch Town Center, restaurants & public transportation
-  Desirable Demographic Profile with Growing, Affluent Patient Base
-  Common Conference Room Available for Tenant Use
-  Established Multi-Specialty Medical Tenancy



# OVERHEAD AERIAL



Strategically located a mile away from brand new hospital campuses, **UC Health Highlands Ranch Hospital** and **Children's Hospital Colorado South Campus**



**JOIN CURRENT TENANTS:**  
Children's Hospital Colorado  
Kaiser Permanente  
Centura Health  
OnPoint Urgent Care  
Rose Pediatrics

# LOCATION DETAILS



EXCELLENT LOCATION BETWEEN BROADWAY & LUCENT, OFF C-470

#### FOR MEDICAL INQUIRIES

**DANN BURKE**  
720.528.6362  
dann.burke@cbre.com

**STEPHANI GASKINS**  
720.528.6346  
stephani.gaskins@cbre.com

**ANNA HEISERMAN**  
303.583.2099  
anna.heiserman@cbre.com

#### FOR OFFICE INQUIRIES

**MITCH BRADLEY**  
720.528.6311  
mitch.bradley@cbre.com