

2,439 SF OF RETAIL/OFFICE SPACE AVAILABLE
870 N COLORADO BOULEVARD
Denver, Colorado 80220



Sublease Available Through March 31, 2030 | Lease Rate: \$45.00/SF NNN



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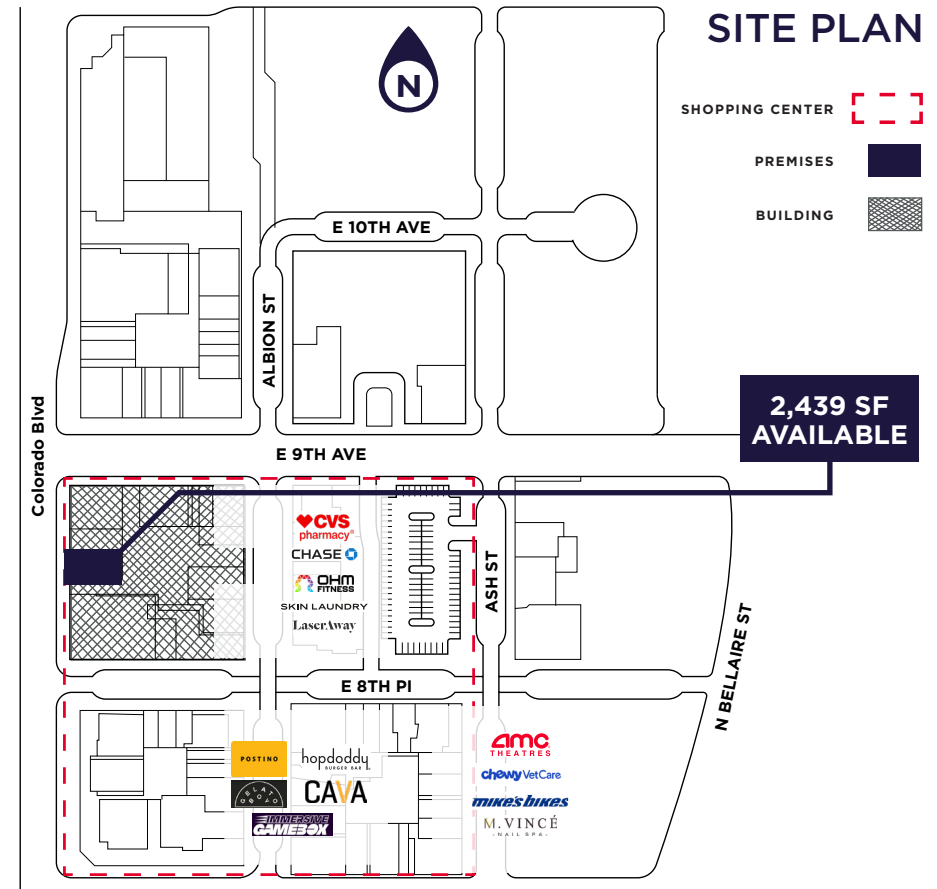


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DEMOGRAPHICS esri, 2024

	1 MILE	3 MILES	5 MILES
2024 POPULATION	25,813	232,198	524,902
2029 PROJ. POPULATION	25,880	235,412	533,750
2024 HOUSEHOLDS (HH)	13,193	118,710	247,616
AVERAGE HH SIZE	1.9	1.9	2
MEDIAN HH INCOME	\$95,448	\$86,876	\$91,208



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