

615-645 Flatiron Marketplace Drive, Bloomfield, CO

FLATIRON MARKETPLACE

2ND GENERATION RESTAURANT SPACE & INLINE RETAIL SPACE
FOR LEASE

1,300-7,800 SF
Freestanding - 1.38 acres of land



PROPERTY DETAILS

ADDRESS

615-645 Flatiron Marketplace Drive
Bloomfield, CO

CENTER TYPE

Neighborhood Retail Center

PROPERTY HIGHLIGHTS

NNN: \$13 PSF

Rate: Contact Brokers

Located in the booming district Flatiron Shopping District

2nd generation restaurant space & inline retail space for lease

7,800 SF Freestanding Restaurant Space Available

Major Employers in the area include IBM, Oracle and Level 3 with a Trade Area serving over 1.1 million

Flatiron Crossing will feature a redevelopment with 65,000 square feet of dining, entertainment and retail with a five-story, 345-unit luxury apartment complex, 2.5 acres of public amenities and event space with a mix of Office, Multi-family, and Hotels. Opening late 2026.

Redevelopment has recently broken ground



DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	6,994	46,494	140,492
Households	3,870	20,964	57,142
Avg HH Income	\$94,268	\$109,061	\$118,529
Med HH Income	\$114,269	\$143,080	\$159,146
Daytime Employees	15,301	48,126	89,379



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- 1** Flatiron Crossing, 450 unit apartment complex, a 350 unit apartment complex, and 200 room hotel
- 2** 75K square foot office space
- 3** Home2 Suites by Hilton, 100 + rooms proposed
- 4** 200 residential units proposed
- 5** Redevelopment zone up to 600 units approved
- 6** Bridges at Flatirons with up to 300 units delivered with 300 additional units proposed

Flatiron Crossing Redevelopment with 345-unit luxury apartment complex featuring 2.5 acres of public space and high walkability, 65,000 square feet of dining, entertainment and retail. Opening late 2026.

7,800 SF
FREESTANDING

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Tenant	Square Feet
The Parlour	1,800 SF
Available	1,300 SF
Clear Dental Studio	2,360 SF
Qdoba	2,750 SF
Noodles & Co	2,750 SF
Jimmy John's	1,706 SF
Available	1,994 SF
Vet Clinic	1,800 SF
Available	7,800 SF