

AVAILABLE FOR LEASE - WANTING RESTAURANT, SERVICE OR RETAIL

COLFAX AVE. & GARFIELD ST.

Denver, Colorado 80206



- Rare grocery anchored redevelopment opportunity in central Denver.
- Incredible location near the corner of Colfax Avenue and Colorado Boulevard.
- Located directly on Colfax Avenue with 37,916 vehicles per day.
- Onsite and street parking available

Join:



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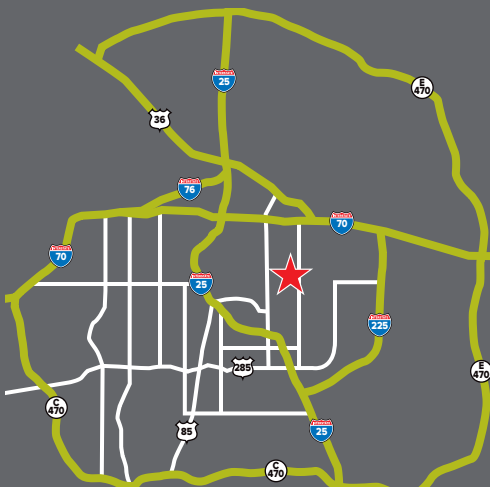
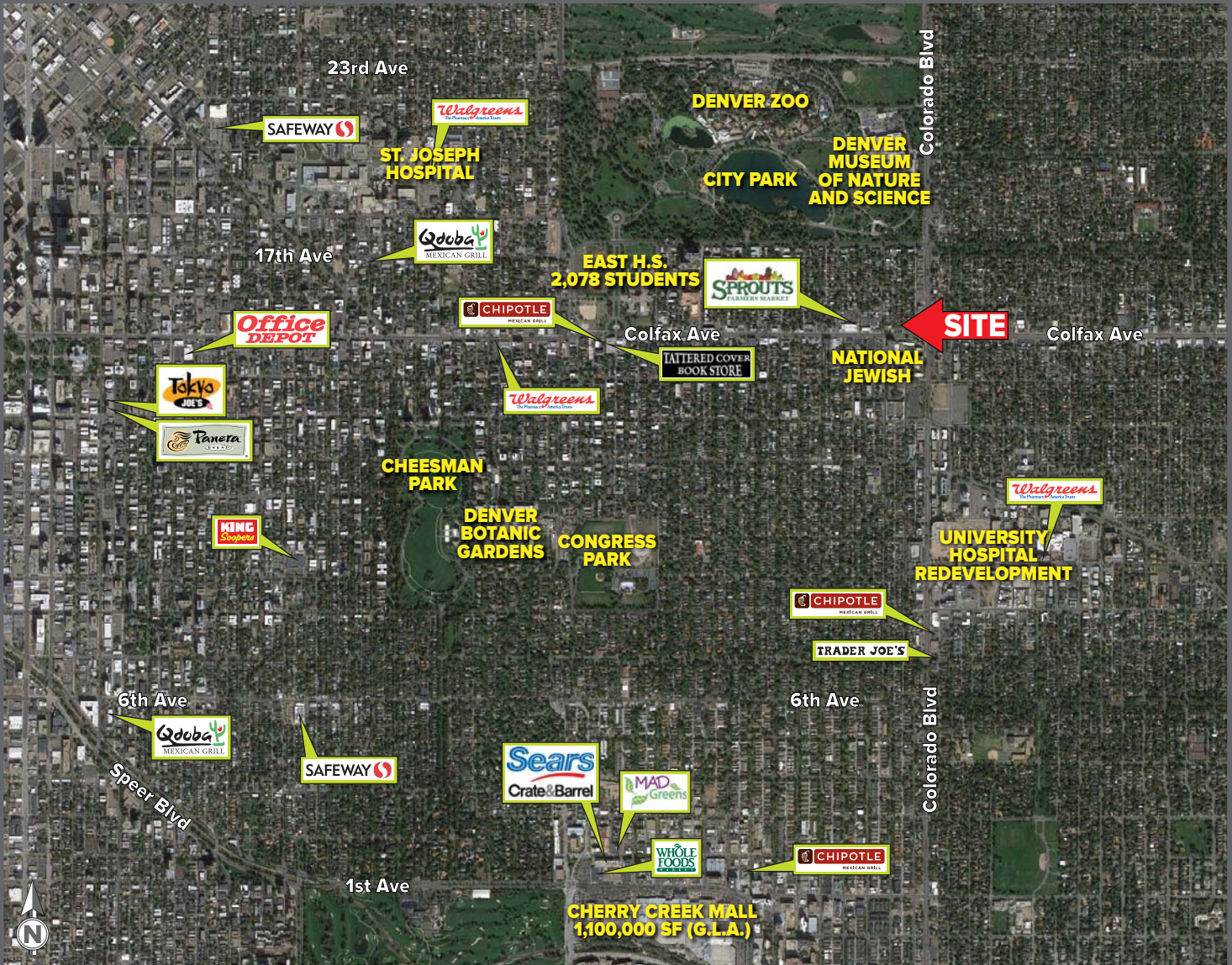
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LR LEGEND
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COLFAX AVE & GARFIELD ST	1 MILE	3 MILE	5 MILE
2016 EST. POPULATION	26,264	222,411	486,212
2010 CENSUS POPULATION	22,853	188,138	410,783
2016 EST. AVG HH INCOME	\$91,489	\$92,694	\$82,994
2016 EST. DAYTIME POPULATION	15,008	236,297	410,486

TRAFFIC COUNTS:
 Colfax Ave - 37,916 vehicles per day
 Colorado Blvd - 60,226 vehicles per day

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