



# 2209 Larimer Street

Denver, Colorado 80205

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## Property Overview

- Prime location between Denver's CBD and RiNo Neighborhood
- High ceilings and ample light
- Abundant restaurant and retail options within minutes walk
- Walker's Paradise (98) Excellent Transit (87)
- Ample Street Parking

**Lease Rate: \$22.00 - \$24.00/SF NNN**

## Property Facts

Available SF:	2,996 SF
Building Size	47,071 SF
Year Built / Renov.:	1891 / 1998

For more information:

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**Paul Cattin, MICP**

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1400 Glenarm Place, Suite 100

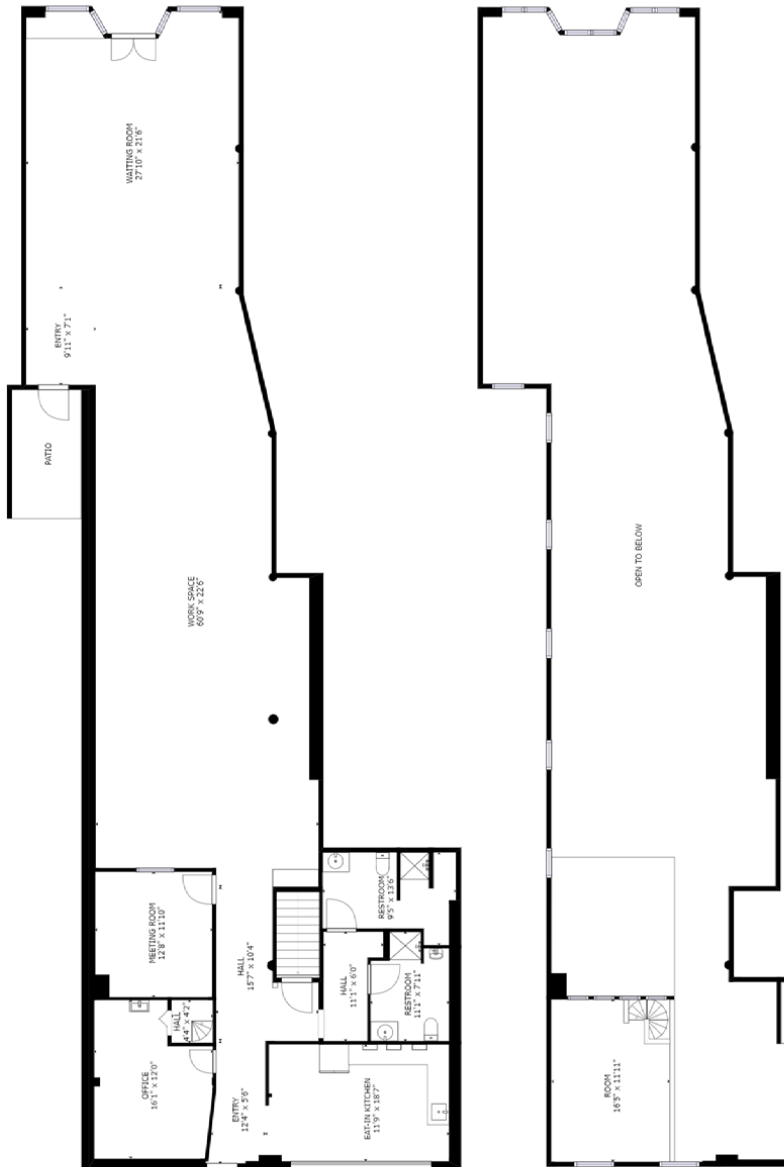
Denver, CO 80202

303 534 5005

[naishamesmakovsky.com](http://naishamesmakovsky.com)

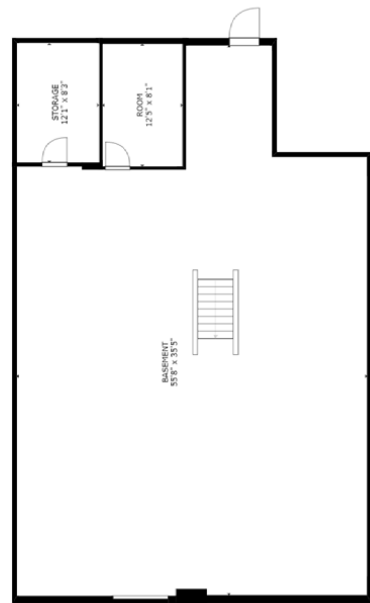
FOR LEASE  
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Floor Plan



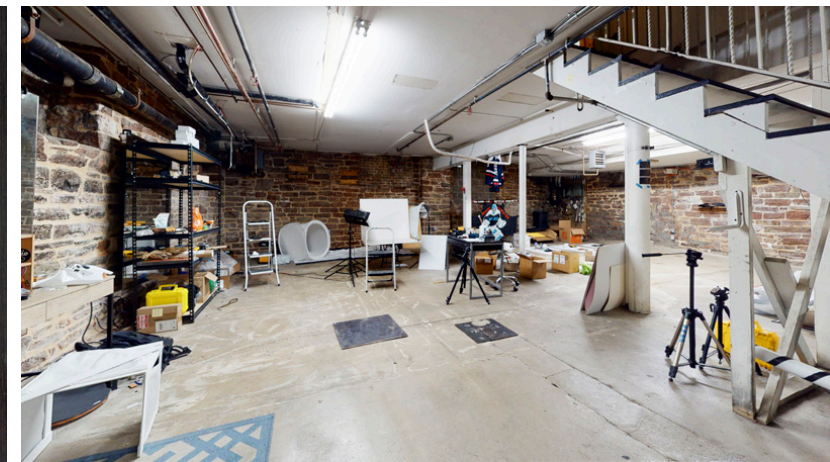
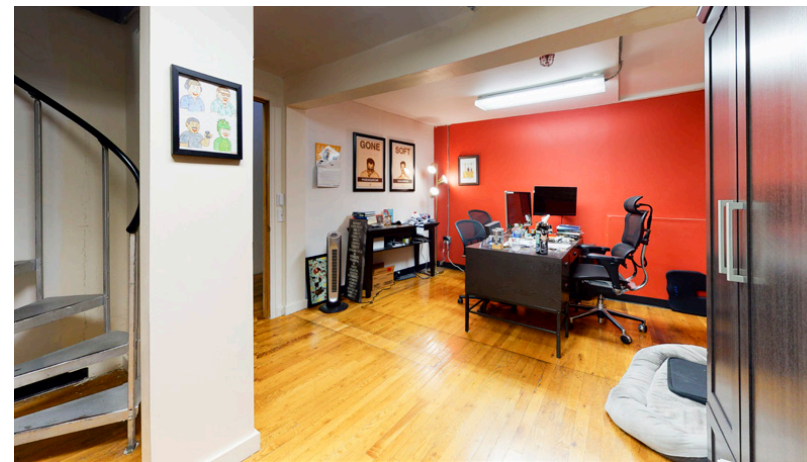
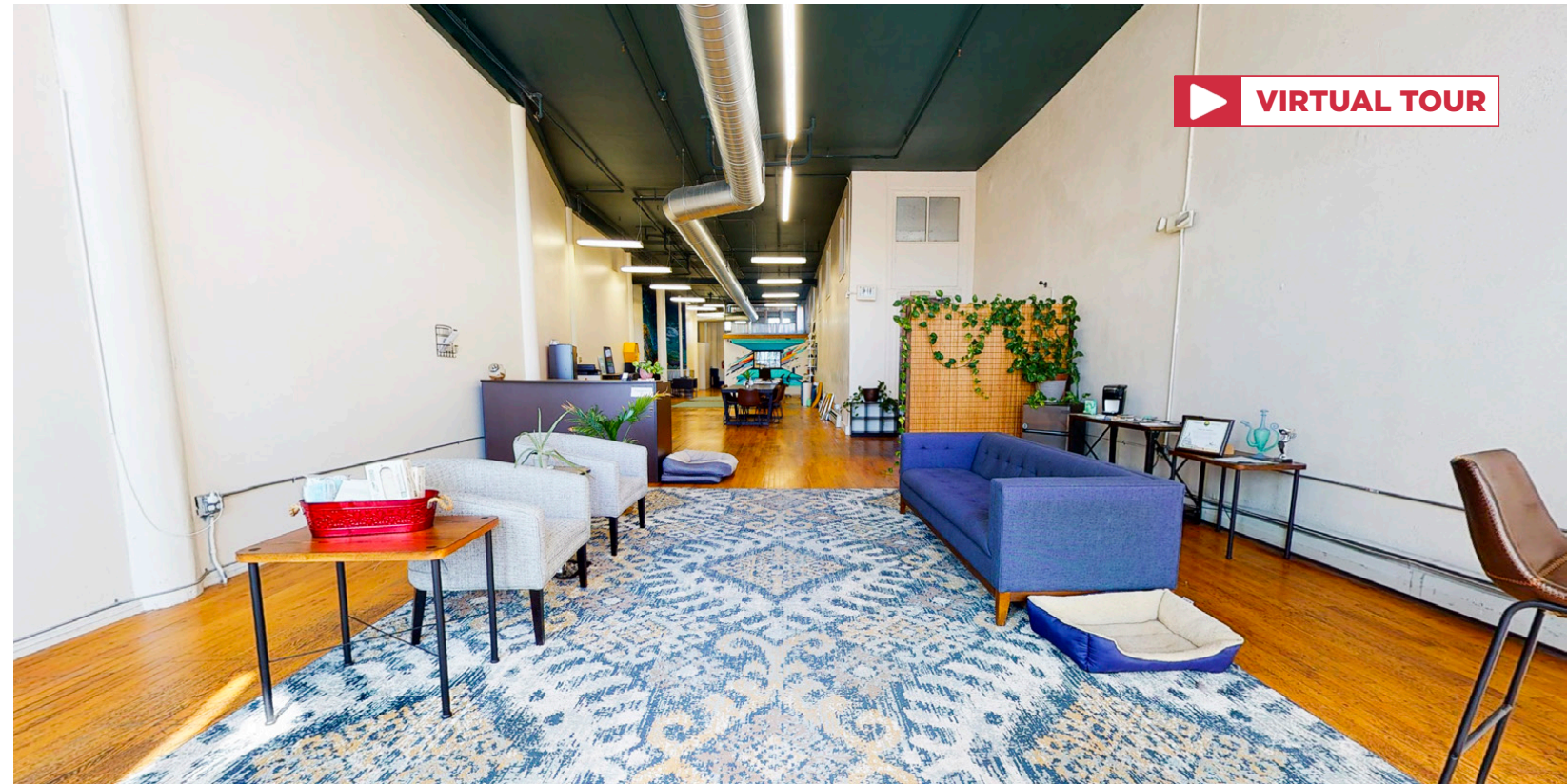
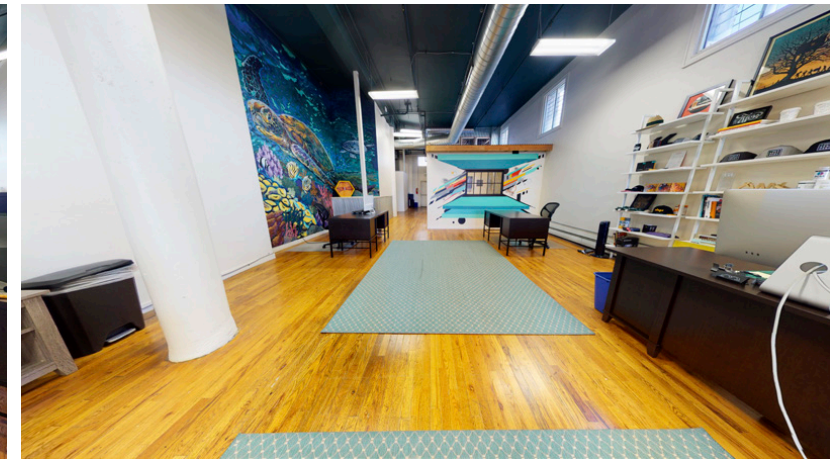
Ground Floor

2nd Floor



Basement

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