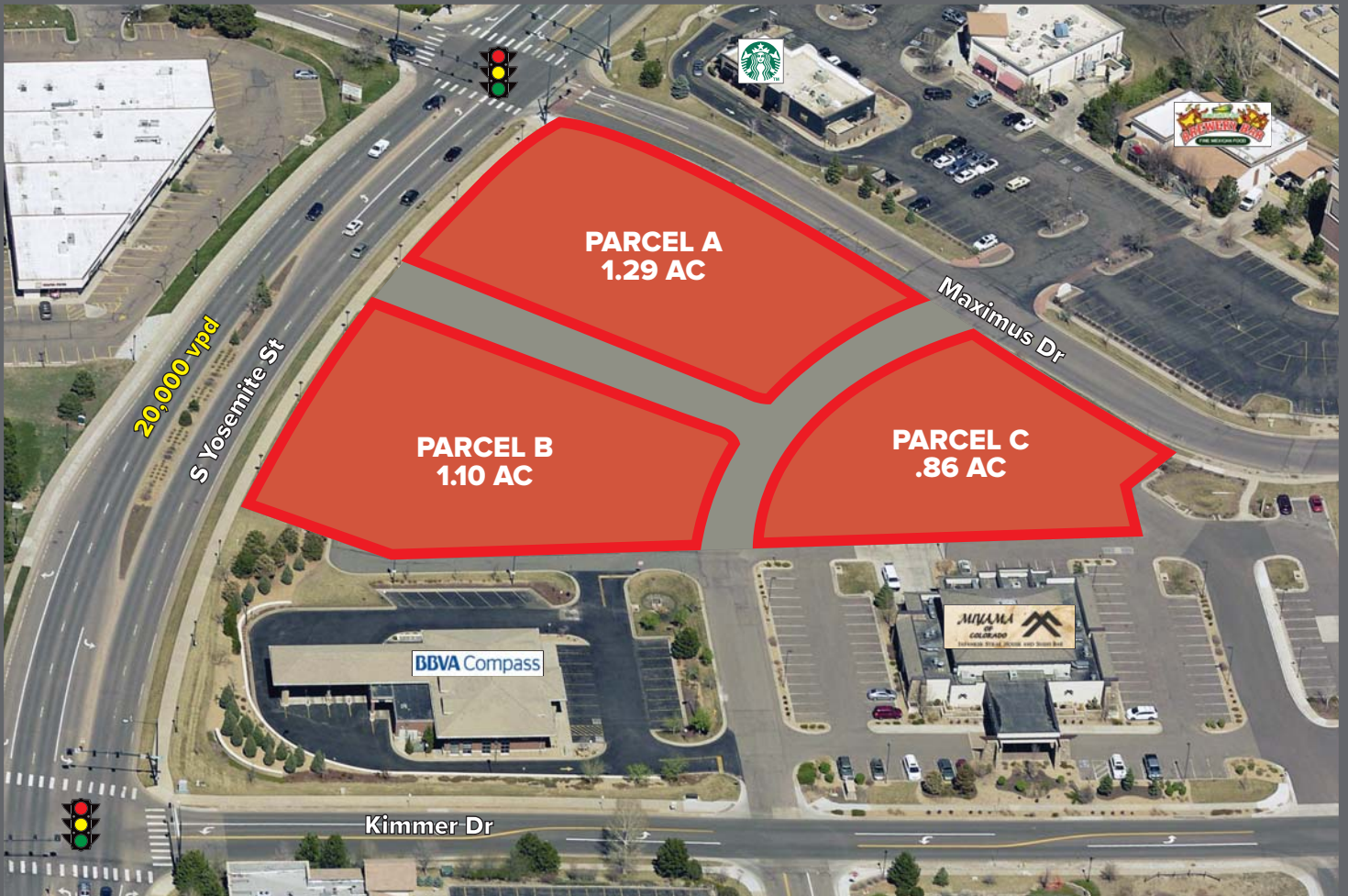


AVAILABLE FOR GROUND LEASE

LONE TREE PADS AVAILABLE

Lone Tree, Colorado 80124



- Pad sites available for Ground Lease
3.5 acres divisible
 - .86 Acre
 - 1.10 Acres
 - 1.29 Acres

- Automotive / Gas is an allowable use

- In the heart of the fast growing city of Lone Tree, Colorado

- Great traffic and visibility

LEGEND
PARTNERS

Sam Zaitz
720.529.2888
szaitz@legendllp.com

5150 E. Yale Circle, Suite 400 • Denver, CO 80222
720.529.2999 • www.legendllp.com

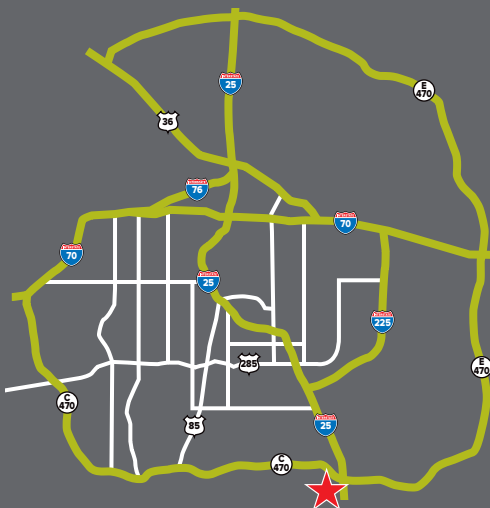
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AVAILABLE FOR GROUND LEASE

LONE TREE PADS AVAILABLE

Lone Tree, Colorado 80124



	1 MILE	3 MILE	5 MILE
2017 EST. POPULATION	9,705	75,089	215,832
2010 CENSUS POPULATION	9,681	64,757	185,201
2017 EST. DAYTIME POPULATION	12,675	92,461	188,595
2017 EST. AVG HH INCOME	\$128,727	\$130,000	\$128,064
2017 EST. HOUSEHOLDS	4,174	30,032	82,926
2017 EST. BUSINESSES	864	6,226	13,922
PARK MEADOWS DR	17,000 vehicles per day		
YOSEMITE ST	20,000 vehicles per day		

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