



200 S. Broadway

Denver, Colorado 80209

Property Overview

- Corner lot on highly trafficked S. Broadway
- Walker's Paradise (Walk Score : 95)
- Ample Parking (12 spaces and metered street parking)
- Many restaurants and bars within walking distance
- Fantastic location for restaurant/bar with high pedestrian traffic
- Tenant finish available / negotiable
- Entire building would be available for long term lease
- Restaurant/Bar concept would be considered for entire building



Property Facts

Building Size	4,188 SF
Land SF	8,324 SF
Parking Ratio	2.87 / 1,000 SF

LEASE RATE : \$38.00/SF NNN

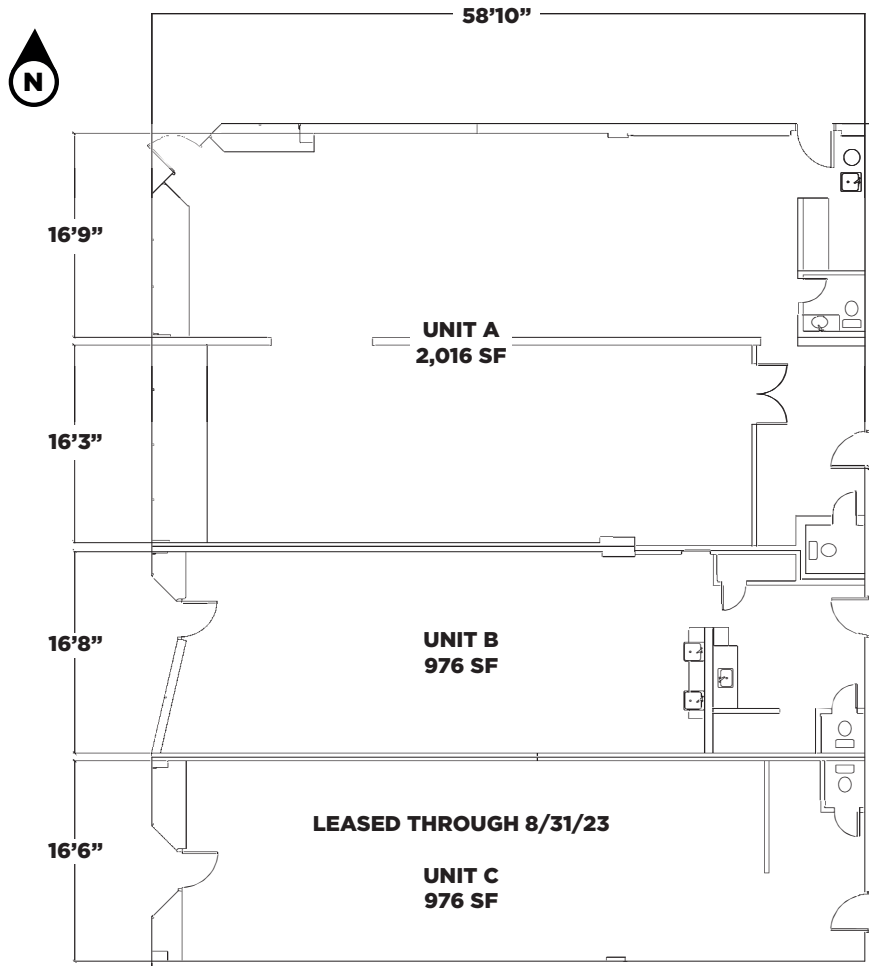
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