

6200
SOUTH QUEBEC

SOUTHEAST DENVER

UNIQUE

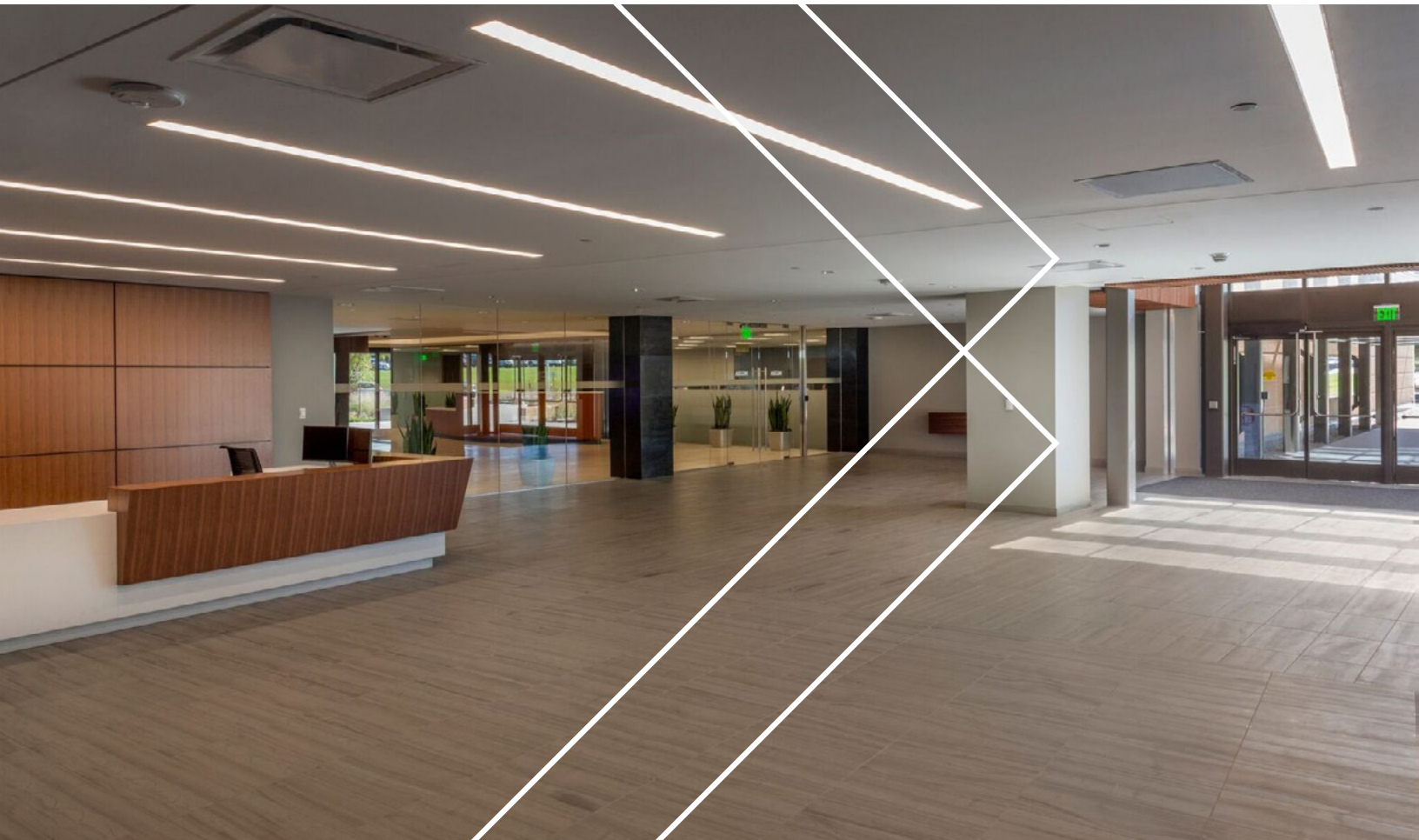
**Stand
Alone
Building**



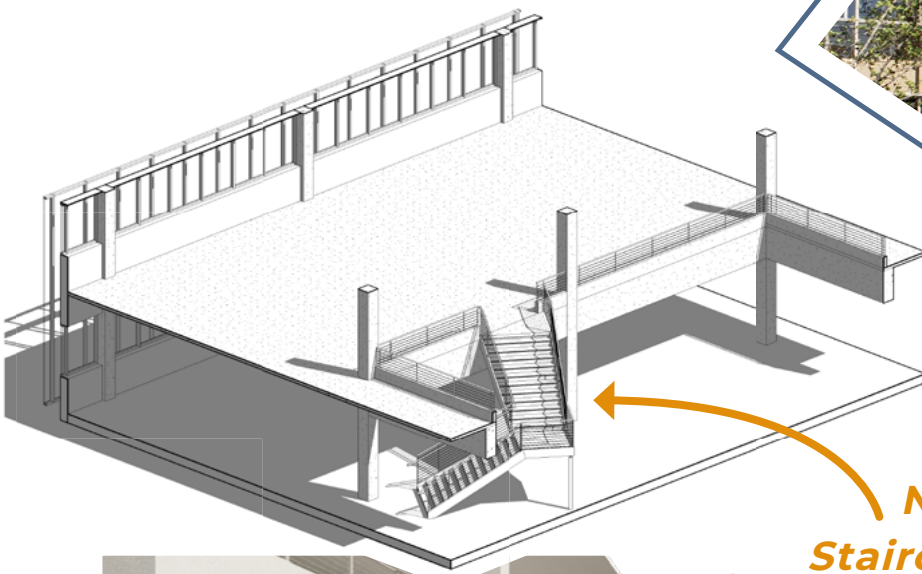


BUILDING HIGHLIGHTS

- » Beautiful landscaping including walking path, seating areas and pond
- » Outdoor collaborative courtyard
- » Newly remodeled common area, restrooms and elevators
- » Abundant free surface parking; executive covered parking available
- » On-site security
- » Monument signage
- » Interconnecting stairwells
- » Open atrium



53,053 SF Creative Space



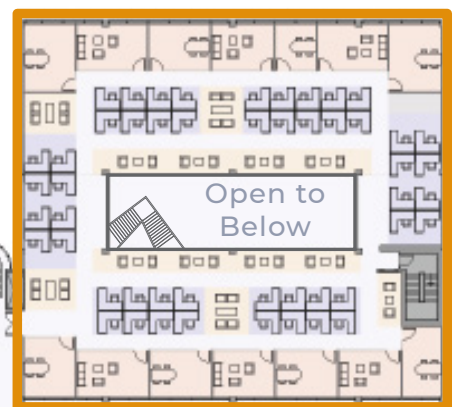
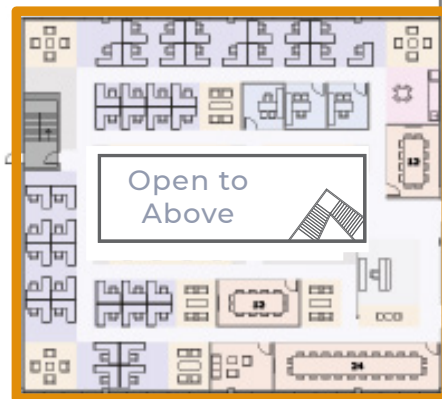
NEW
Staircase
in Suite
Between
the Floors



Pod 2

Pod 1:
26,527 SF

Pod 2:
26,526 SF



Pod 1

Outdoor
Collaborative Area

Lobby

**Open Floor
Plan with Large
Usable Atrium**





» **EASY ACCESS TO:**

I-25, I-225, 470 via Dry Creek Road, Arapahoe Road, or Bellevue Avenue

» **PUBLIC TRANSIT:**

Minutes away from Orchard Road Light Rail and Arapahoe Road Light Rail

» **AMENITIES:**

Close proximity to Greenwood Athletic Club, hotels, shopping, a variety of fast-food and full-service restaurants

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