

RETAIL FOR LEASE | \$55/SF NNN

2710-2714  
WALNUT STREET  
DENVER, COLORADO 80205



2714

2710  
UNIT 120

2710  
UNIT 110



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**NAI** Shames Makovsky

# 2710-2714 WALNUT STREET

DENVER, COLORADO 80205

**FOR LEASE: \$55/SF NNN**

**TOTAL SF: 9,755 SF**

2710 Walnut (Unit 110)	2,933 SF
2710 Walnut (Unit 120)	3,271 SF
2714 Walnut	2,847 SF
2714 Walnut Garage	704 SF

**LAND SIZE: 15,656 SF**

**BUILT: 1940**



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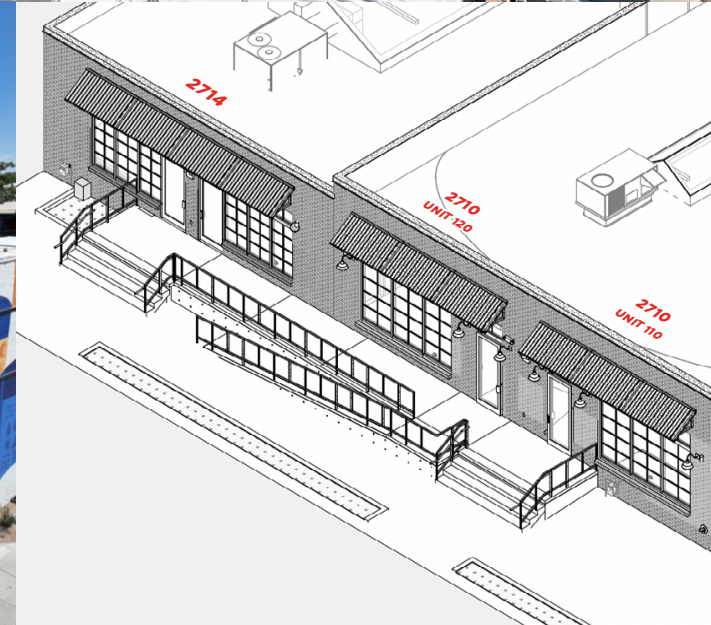
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## The Opportunity

**2710-2714 Walnut** sits at the center of Denver's premier lifestyle retail corridor, flanked by Faherty, Pendleton, Oakley, Patagonia, Arc'teryx, and Burton — an anchor tenant cluster that has established this stretch of Walnut Street as the Mountain West's most compelling address for upscale soft goods retail.

RiNo's consumer base is young, affluent, and brand-loyal, supported by strong residential density and a vibrant mix of dining, fitness, and entertainment that drives consistent foot traffic seven days a week. Denver Central Market, F1 Arcade next door, and a thriving arts and hospitality scene make this one of Denver's most visited neighborhoods. This fully renovated retail opportunity is coming Fall 2026.

For a soft goods retailer seeking authenticity over a traditional mall environment, 2710-2714 Walnut offers a proven corridor, a built-in customer base, and neighbors worth having.





DU/ER



patagonia



KREWE  
EYEWEAR

2nd STREET

Halfdays.

The DCM

PENDLETON

SF CA  
MARINE  
LAYER



PADDYWAX  
CANDLE BAR

FAHERTY



ARCADE

WALNUT ST.

LARIMER ST.

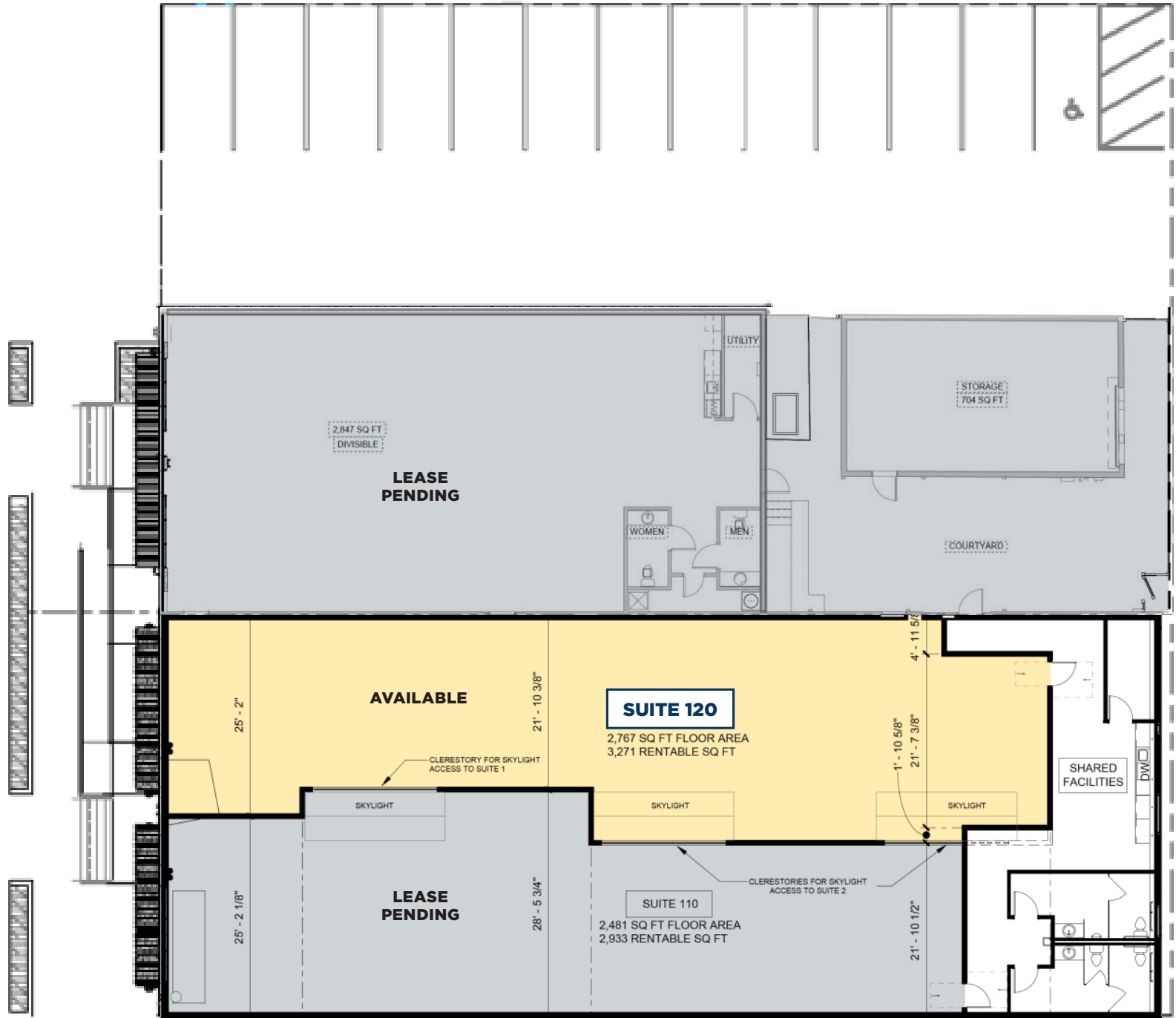
Walker's  
Paradise  
(94/100)



BUILT FOR THE WILD.  
MADE TO LAST.

**Retail  
Rendering**

← WALNUT ST. →





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