

# AMLI Littleton Village

NEC BROADWAY AND DRY CREEK RD | LITTLETON, CO 80120



RESTAURANT/RETAIL FOR LEASE



## PROPERTY HIGHLIGHTS

- Surrounded by a built-in customer base from nearby residences, schools, and daytime employees looking for convenient food and retail options.
- Phase I spaces available now - Join Social Bar & Lounge and Albatross Golf Lounge.
- Phase II delivering Q2 2026.

## LANDLORD



## PROPERTY DETAILS

SPACES	1,845 SF
	1,888 SF
	2,848 SF
	2,728 SF
	3,059 SF
	4,348 SF
LEASE RATE	Contact broker
PARKING	Non-exclusive retail parking 80 retail spaces in garage
RESIDENTIAL	1,206 surrounding units
CITY/COUNTY	Littleton/Arapahoe

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DEMOGRAPHICS 2025	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	13,776	102,672	260,678
AVG HH INCOME	\$159,943	\$156,211	\$179,547
BUSINESSES	727	4,424	10,391
DAYTIME POPULATION (EMPLOYEES)	7,120	46,655	109,887

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## Site Plan



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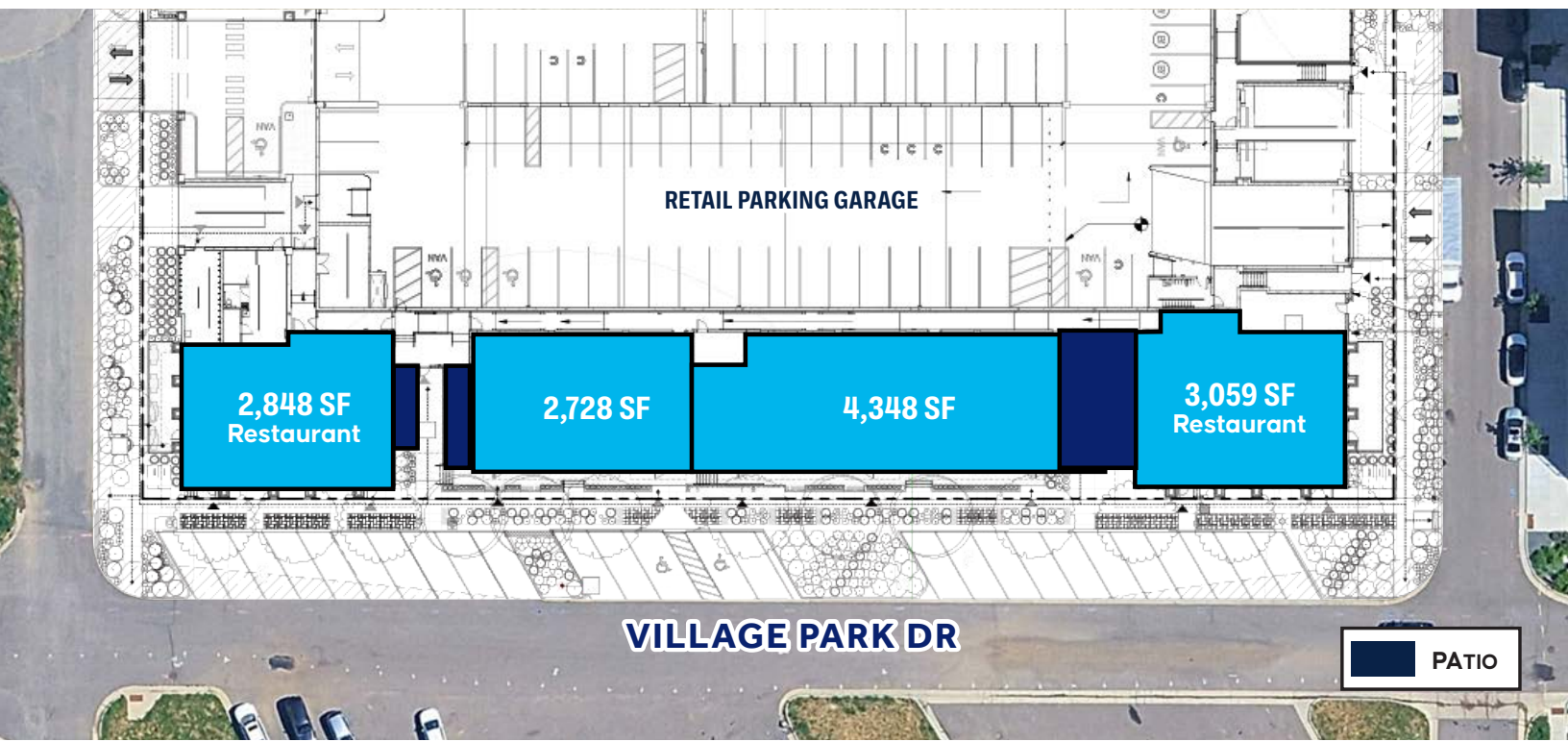
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