

FOR LEASE

PLAZA DE SANTA FE

1335 SANTA FE DRIVE, DENVER, CO 80204

RETAIL | 1,049 - 4,000 SQUARE FEET



PROPERTY HIGHLIGHTS

- King Soopers Shadow Anchored Center
- Opportunity for Restaurant, Infrastructure in Place
- Surrounded by High Density Residential Including Multiple New Apartment Buildings
- Centrally Located South of Auraria Campus on North End of The Santa Fe Arts District
- Endcap and Inline Spaces Available With 66+ Off Street Parking Spots



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AXIO Commercial Real Estate represents that it has not made a physical inspection of the Property and has no actual knowledge of any defects in the Property except as identified in writing to the Buyer. The Buyer has been advised by Broker to make an investigation of the Property at its own expense, which investigation should include without limitation the availability of access, utility services, zoning, environmental risks, soil conditions, structural integrity and mechanical systems.

[CLICK HERE FOR BROKERAGE DISCLOSURES](#)

DEMOS (2023)	1 MILE	3 MILE	5 MILE
Est. Population	30,213	256,261	521,556
Avg. HH Income	\$109,548	\$127,715	\$124,769
Total Housing Units	20,873	150,852	272,004
Total Employees	134,178	263,090	412,744

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TRAFFIC COUNTS:

- 12,000 VPD - W. 14th Ave. at Santa Fe Drive.
- 49,592 VPD - W. Colfax Ave. at Auraria Parkway
- 57,954 VPD - Speer Blvd. at W. Colfax Ave.

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