

Green Valley Ranch

NEC Green Valley Ranch Blvd & Tower Road

18601-18643 Green Valley Ranch Blvd. Denver, CO 80249



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CBRE

SITE PLAN

Unit: AOC
Size: 2,250 SF

Unit: BOC
Size: 1,591 SF
Former Dental Space

Unit: BOF
Size: 2,273 SF

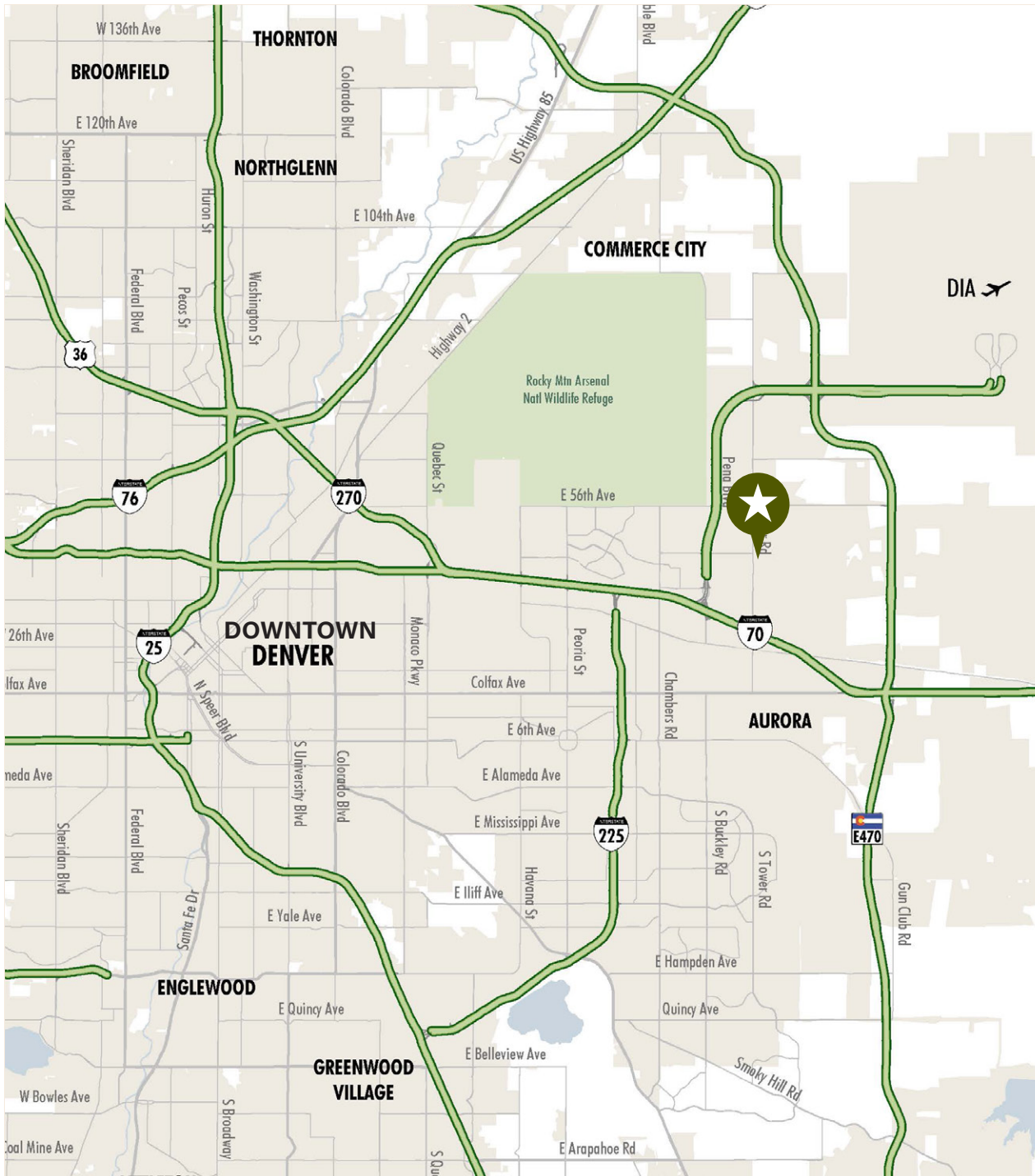
Unit: DOB
Size: 1,565 SF



Suite	Tenant
A0A	Papusa's Paradise
A0C	VACANT - 2,250 SF
A0E	Papa John's Pizza
A0F	The UPS Store
A0G	Sally Beauty Supply
A0H	Cricket
A0I	Dry Clean USA
B0A	El Camarino Hair Studio

Suite	Tenant
B0B	Snappy Nails
B0C	AVAILABLE 6/1/26
B0D	Asian Kitchen
B0E	Fred Loya Insurance Agency
B0F	AVAILABLE 7/1/26
C0A	Subway
C0E	Tower Liquors
D0A	Lil' Peoples Learning Center

Suite	Tenant
D0B	VACANT - 1,565 SF
D0C	Kumon
R0B	Wendy's
R0C	1st Bank
R0D	Grease Monkey
R0E	Auto Zone
X0A	King Soopers
X0B	Taco Bell



**Green Valley Ranch is
Denver's fastest
growing master-
planned community
within close
proximity to DEN and
easy access to I-70**

North East Residential Plan

DEVELOPMENT NAME	ENTITLED
72nd & Tower	400
First Creek	500
Green Valley Ranch East	8,860
HighPoint	2,744
Horizon Uptown	3,850
Painted Prairie	3,076
Park Fields	670
Sagebrush Farms	989
Single Tree	0
Windler Homestead	2,171
TOTAL	23,260





DENVER

ROCKY MOUNTAIN ARSENAL
NATIONAL WILDLIFE RECUGE



225
70

PENA BLVD

55TH AVE

40TH AVE

TOWER RD

TOWER RD

GREEN VALLEY RANCH BLVD

CHASE

FAMILY DOLLAR

McDonald's

STRAW

Wendy's

GREASE MONKEY

KFC

POPEYE'S

DIA Liquor Warehouse

DUNKIN'

7 ELEVEN

Arby's

SHERWIN-WILLIAMS

H2O CARWASH

SONIC

Multi-Family Development

MAVERIK

Green Valley Ranch Beer Garden

KING SNOOPERS

TCF

Walgreens

TACO BELL

Green Valley Ranch Library

Green Valley Ranch Recreation Center

AutoZone

DEMOGRAPHICS (7 MILES)



324,452
2025 POPULATION



346,605
2030 POPULATION
FIVE YEAR PROJECTION



\$117,976
AVG. HOUSEHOLD INCOME



107,162
2025 HOUSEHOLDS



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CBRE

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