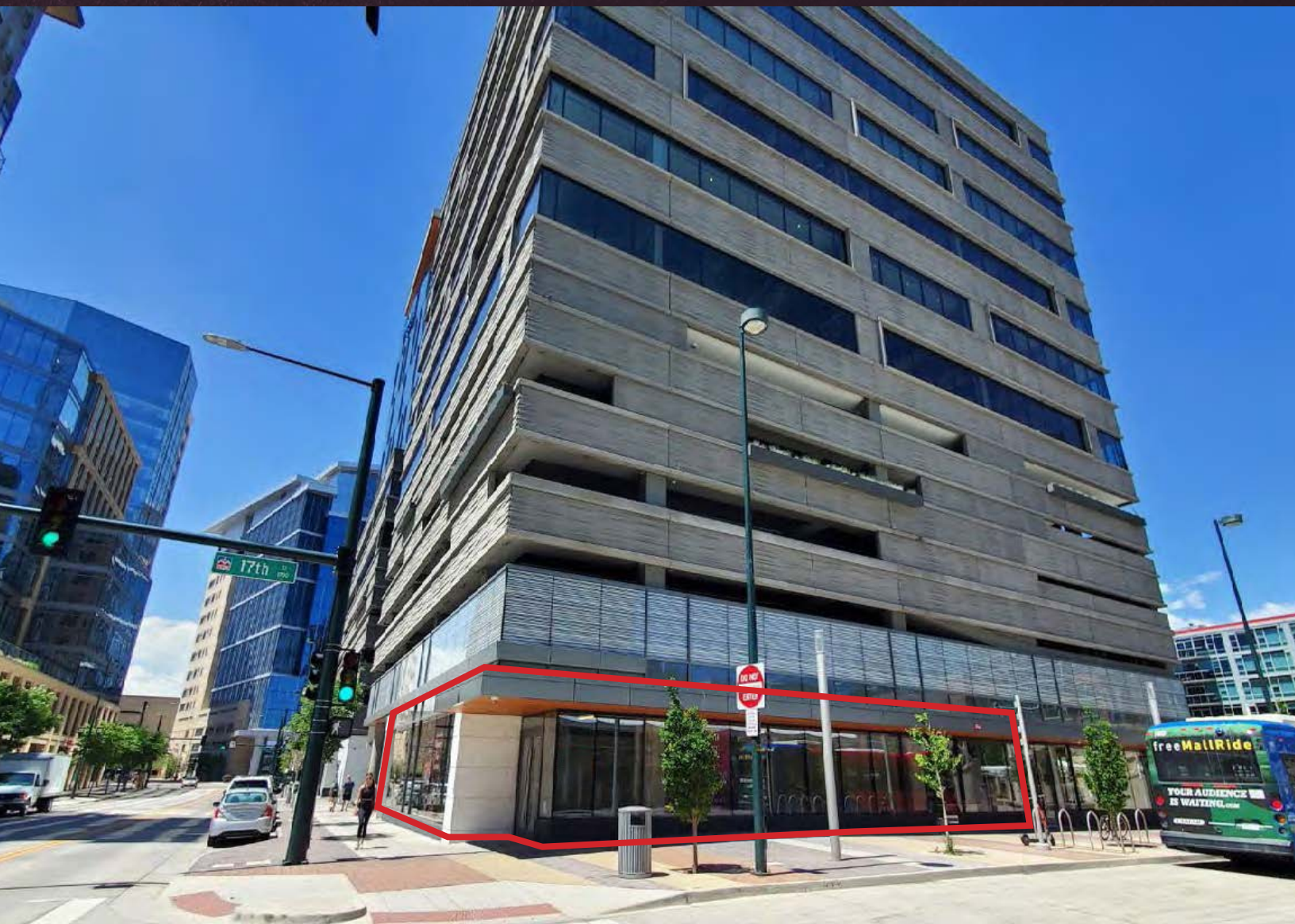


2001 16th Street

DENVER, COLORADO 80202



CHESTNUT



Retail Space For Lease

This Impressive 3,142 Square Foot Corner Suite, Ground Floor Class A Retail Space Is Available For Lease And Is Located In The Heart Of Union Station Directly Across The Street From Whole Foods. This Property Features Great Visibility, High Ceilings And An Abundance Of Office, Pedestrian And Union Station Foot Traffic.



2001 16th Street

DENVER, COLORADO 80202



PROPERTY FEATURES

AVAILABLE SIZE

Rentable: 3,142 SF

Usable: 2,871 SF

PARKING

378 Total spaces

Ratio: .9 : 1,000 SF

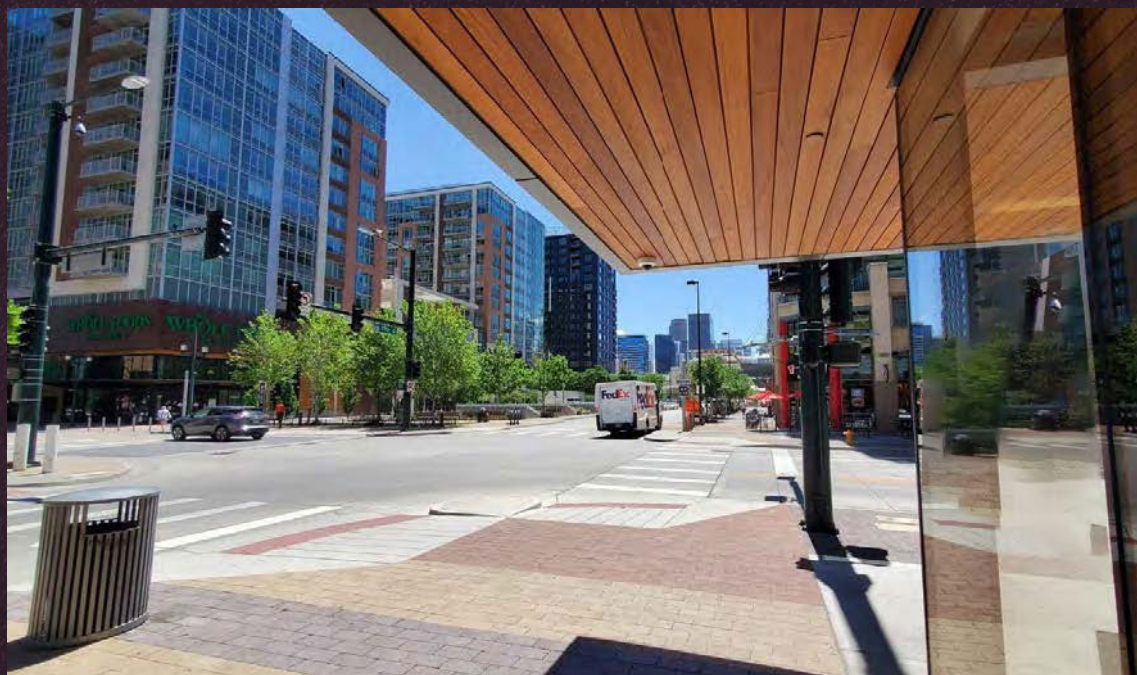
RATE

Call broker for pricing

OCCUPANCY

Immediate

Ground floor retail space



2 MILE RADIUS



12,566

TOTAL BUSINESSES

AVG. HH SIZE



1.8 PEOPLE

PER HOUSEHOLD

UNION STATION DISTRICT



±127,854

POPULATION IN
TWO MILE RADIUS



\$98,273

AVG HOUSEHOLD
INCOME



60%

POPULATION HAS A
BACHELOR'S / GRAD /
PROFESSIONAL DEGREE

2001 16th Street

DENVER, COLORADO 80202



17TH STREET

CHESTNUT PLACE



2001 16th Street

DENVER, COLORADO 80202



CHESTNUT



FOR MORE INFORMATION

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MALMAN
REAL ESTATE

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