

SIGNATURE SPACE FOR LEASE



Avenues at Northfield

NEC I-70 & I-270/Quebec St | Denver, CO



FREESTANDING KIOSK WITH PATIO

- Signature freestanding 360 degree kiosk at the center of proposed pedestrian central court plaza
- ±743 SF with restaurant infrastructure & prominent patio
- Unique opportunity to join the area's exclusive Class A shopping center, featuring Bass Pro, Target, Wayfair (coming soon), Lifetime (coming soon), Harkins, and numerous other attractions
- Adjacent to new pedestrian only open space
- *Delivery: Q2 2027*
- Ideal for ice cream, coffee, or small QSR

CONTACT BROKER FOR RATES

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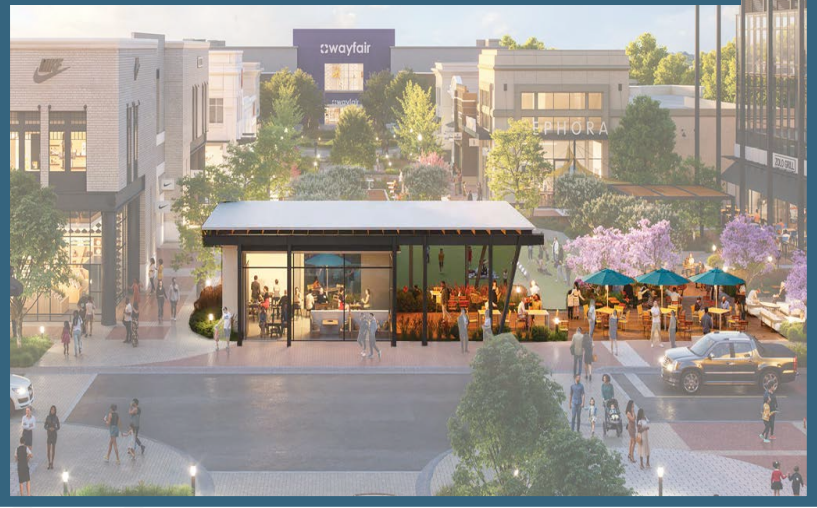
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Leasing Plan

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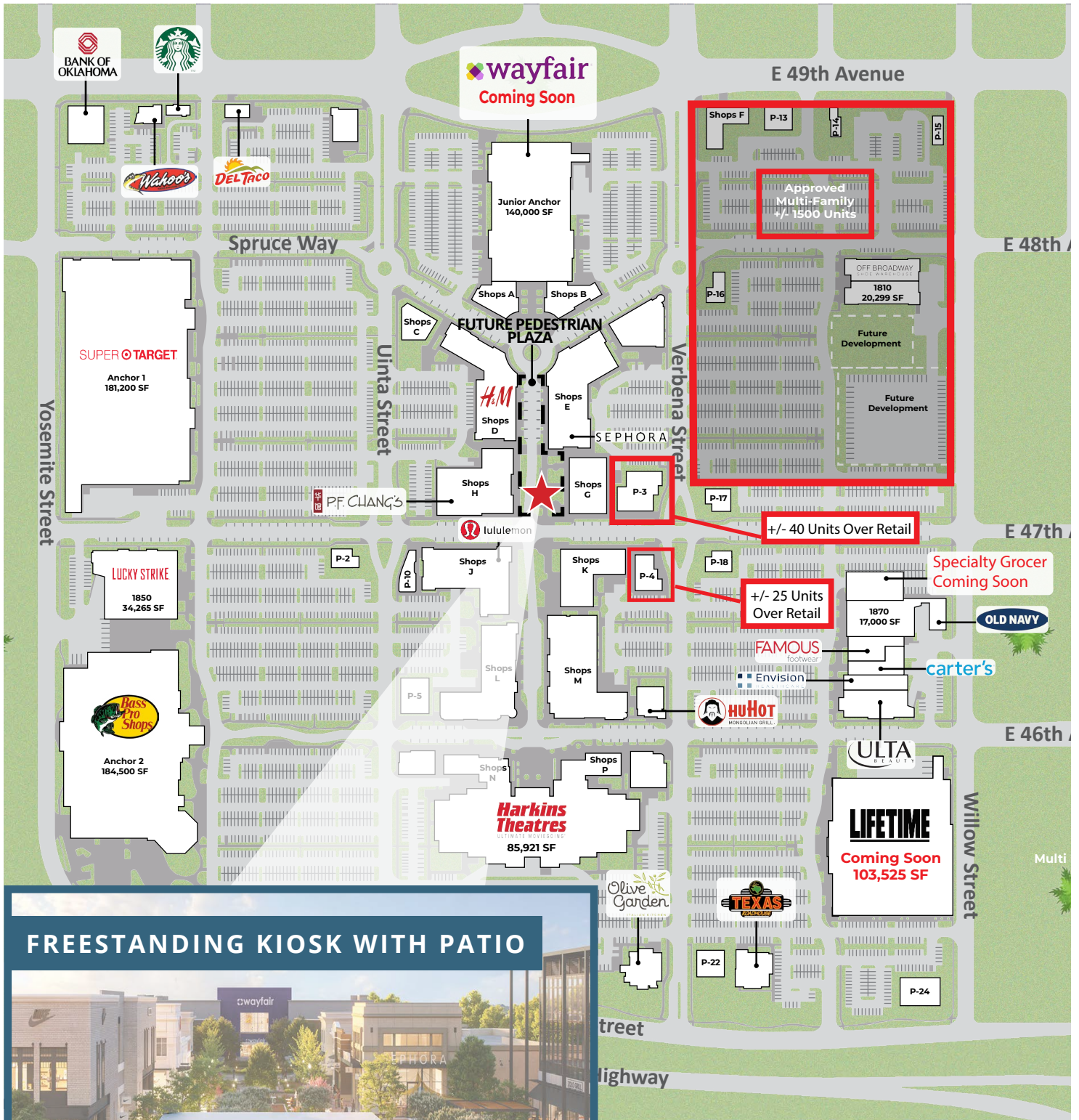


FREESTANDING KIOSK WITH PATIO



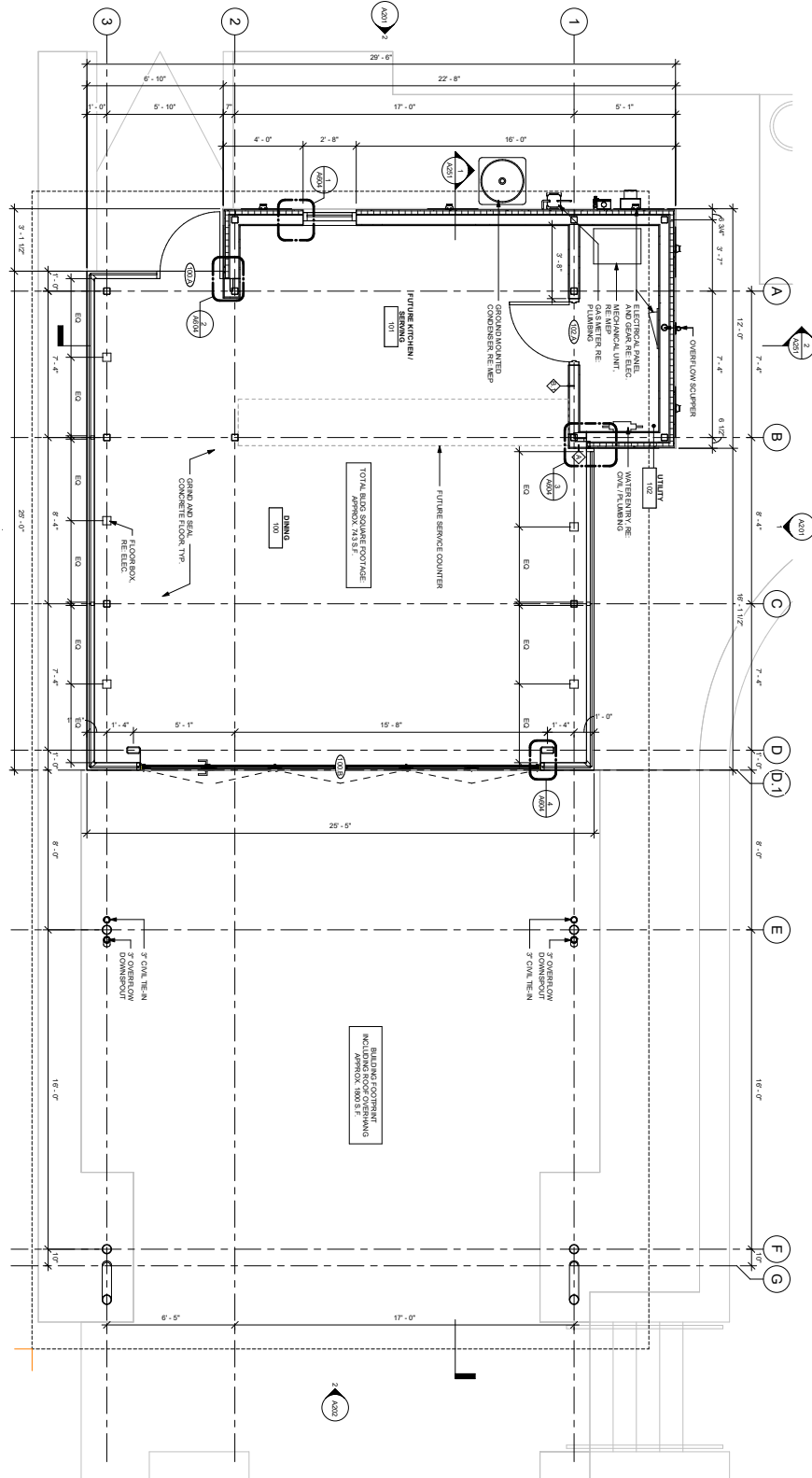
Site Plan

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FREESTANDING KIOSK WITH PATIO

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Exciting Updates at Northfield



ABOUT THE PROJECT

- **Pedestrian-Only Main Street:** Mature trees, lawns, play areas, water and fire features, outdoor dining patios, communal seating
- **Modern Refresh:** Upgraded storefronts, walkable pathways, enhanced lighting & signage, and lush landscaping
- **Wayfair:** First flagship store west of the Mississippi (140,000 square feet, opening late 2026)
- **Lifetime Fitness:** 103,000-square-foot luxury fitness resort with yoga, pilates and spin studios, indoor pickleball courts, and an outdoor pool (opening 2027)
- **National Specialty Grocer:** Known for its curated selection of unique, affordable products, private-label offerings, and a fun, neighborhood focused shopping experience
- **Programming:** Year-round events, concerts, fitness classes, interactive art installations and community activations

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