



# REGENCY PLAZA

4643 SOUTH ULSTER STREET  
DENVER, COLORADO 80237

Regency Plaza, the Denver Tech Center's most iconic Class AA office tower, is a 15-story office building comprised of approximately 330,000 square feet. Located adjacent to the Hyatt Regency at the confluence of interstates 25 and 225, this extraordinary Denver landmark has recently been fully renovated and provides occupants of the building with an unrivaled business setting.





New Vibrant &  
Dynamic Lobby

Inviting Outdoor Plaza



Technologically Advanced  
Conference Facility



# Modern, Top-Quality Food Service



# Spa Quality Showers & Locker Rooms

# New State-Of-The-Art Fitness Center





Tremendous Views and Natural Daylight



Excellent Access from I-25 & I-225



Modernized Building Infrastructure



100% Structured Parking with direct building access & two dual EV charging stations



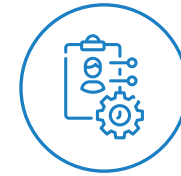
Access to numerous retail amenities



Medical Quality Air Filtration and Wellness Protocols



LEED® Silver Certified & Energy Star Rated



Award Winning Ownership & Property Management



On-Site Security



2025 Operating Expenses:  
\$14.92/SF



**\$127,134**

Median southeast  
suburban income



**76.3%**

Bachelors degree or higher  
education attainment



**\$889,400**

Median home value



**148,017**

Daytime workers within  
three miles



**276,000**

Daily commuters on I-25



# Colliers

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# Granite

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