



800 18TH STREET DENVER, COLORADO 80202

OFFICE & RETAIL SPACE FOR LEASE IN A DOWNTOWN ICON



NAI Shames Makovsky

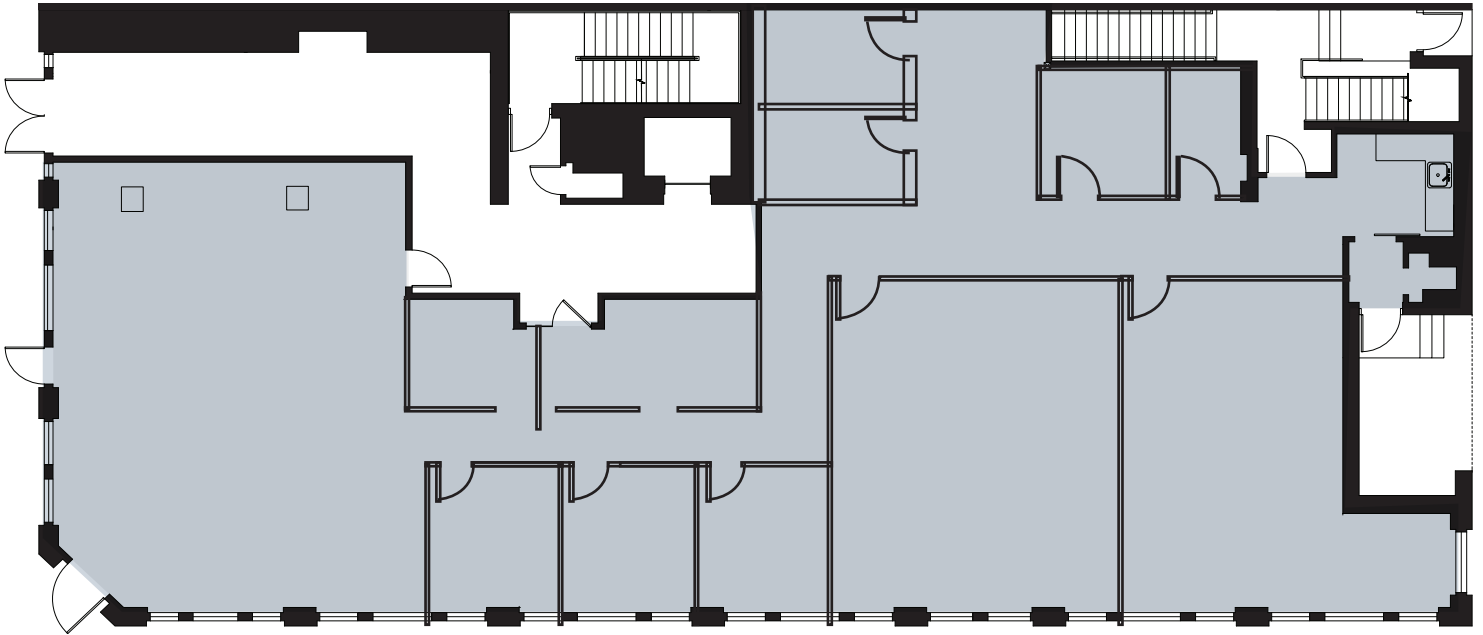
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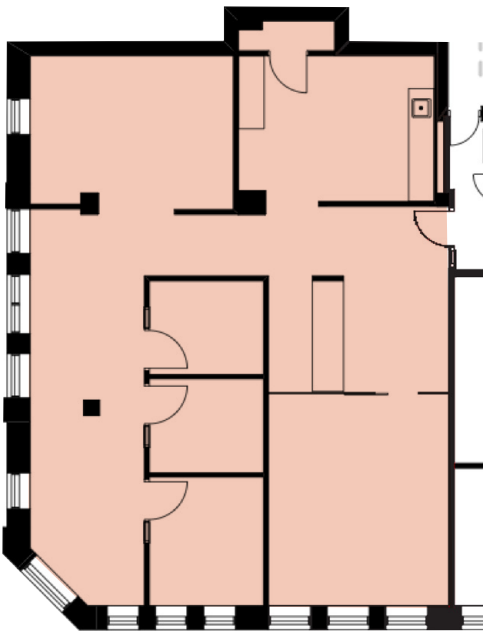
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1ST FLOOR - 4,154 SF

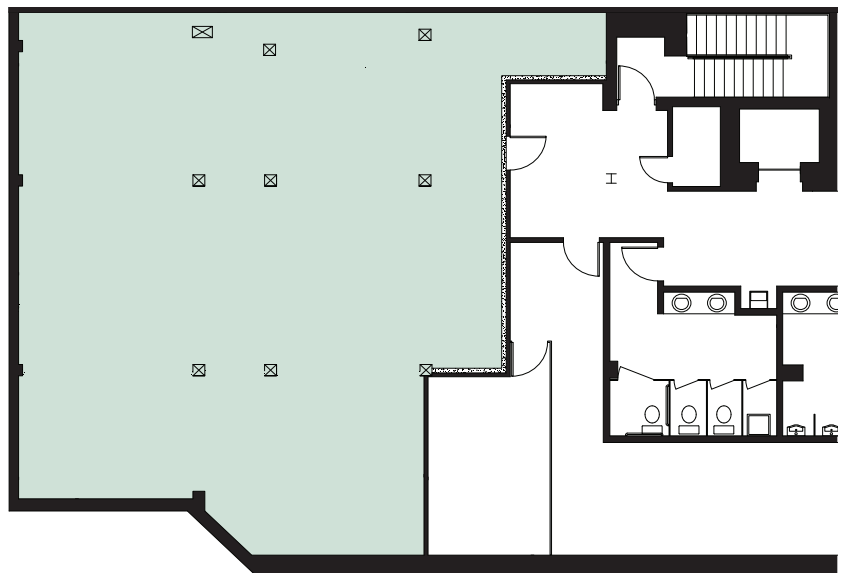


3RD FLOOR - 1,860 SF



Rate:
\$15.00-20.00 NNN

BASEMENT - 3,420 SF





PROPERTY FACTS

- Building Size: 17,706 SF

The Ghost Building is one of downtown Denver's most fascinating buildings. The original structure, built in 1889 for local real estate developer Allen M. Ghost, was dismantled in 1979 piece by piece and stored in a warehouse. The shell of the building was rebuilt in 1984 using the original details and stone façade. It is the only surviving commercial structure of noted turn-of-the-century Denver architect William Lang.



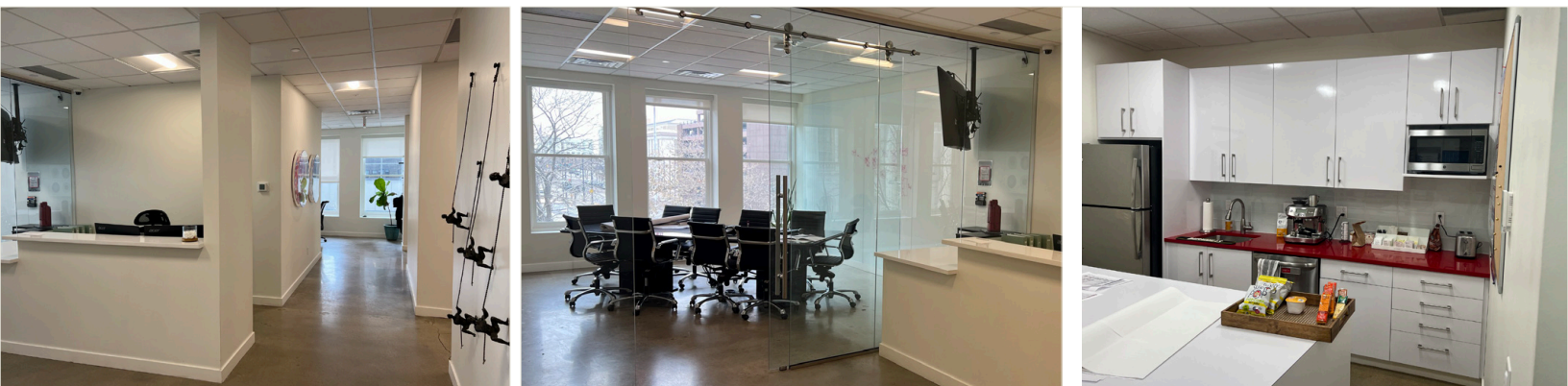
HIGHLIGHTS

- One of Denver's most iconic & historic buildings
- Large storefront windows, polished concrete floors, open layouts, and high exposed ceilings, modern finishes
- Premier downtown location surrounded by popular shopping, restaurants, hotels, and entertainment venues
- Close proximity to Coors Field, Union Station, 16th Street Mall, and the Colorado Convention Center
- Quick, easy access to I-25 and I-25 Express Lanes
- Multiple transit options including RTD Free MetroRide and Light Rail at 18th & Stout Station

1st Floor



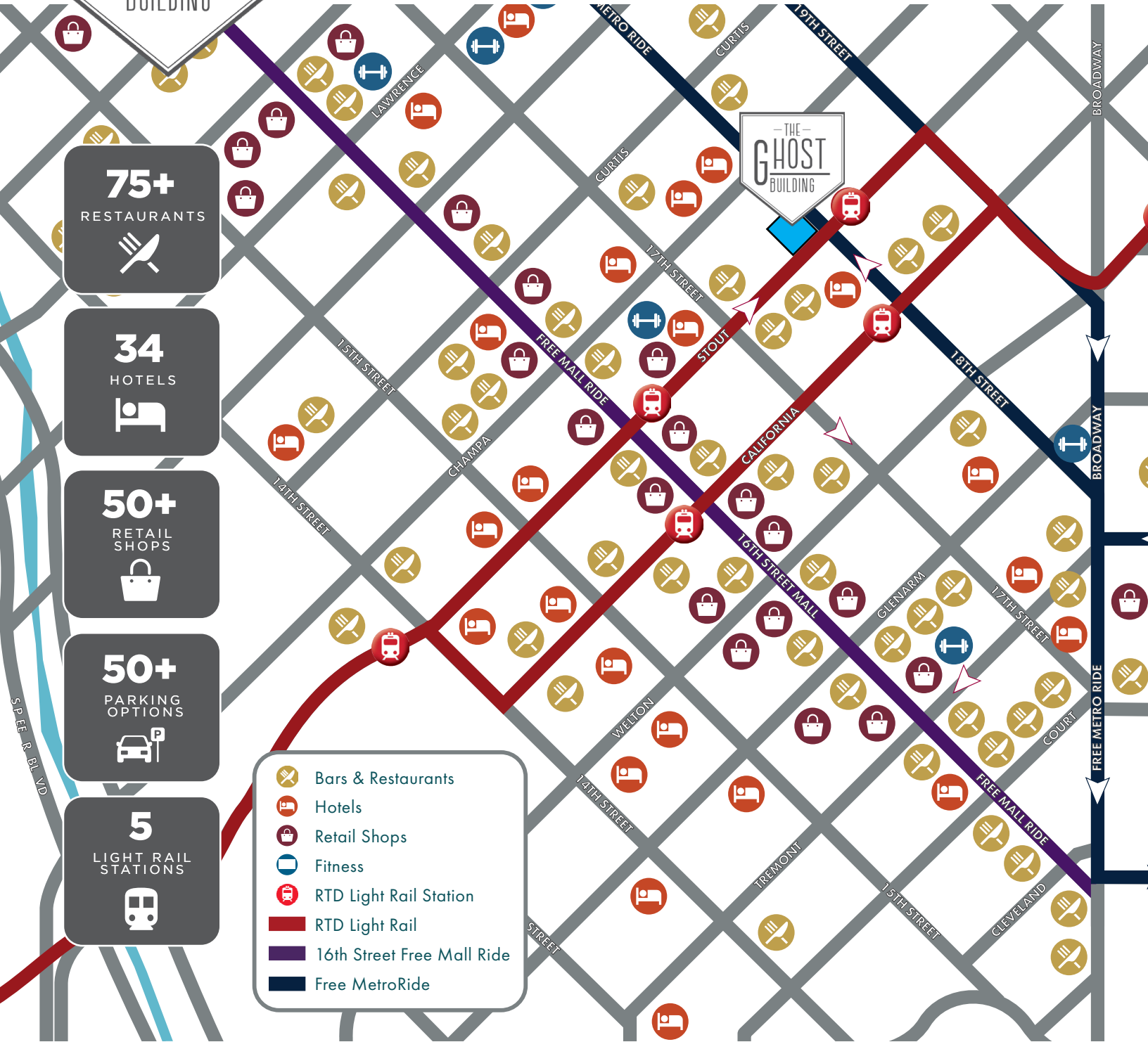
3rd Floor





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DENVER, COLORADO 80202

OFFICE & RETAIL SPACE FOR LEASE IN A DOWNTOWN ICON



75+
RESTAURANTS

34
HOTELS

50+
RETAIL SHOPS

50+
PARKING OPTIONS

5
LIGHT RAIL STATIONS

- Bars & Restaurants
- Hotels
- Retail Shops
- Fitness
- RTD Light Rail Station
- RTD Light Rail
- 16th Street Free Mall Ride
- Free MetroRide

AMACON

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