



RED ROCKS
MEDICAL CENTER

MEDICAL OFFICE BUILDING

LOCATED IN THE
WEST DENVER
SUBMARKET

**CLASS A MEDICAL
SPACE AVAILABLE**



400 INDIANA STREET
GOLDEN, CO 80401

REDROCKSMEDICALCENTER.COM

CBRE



BUILDING SIZE
118,000 SF



PARKING
ABUNDANT CONVENIENT SURFACE PARKING



ASKING LEASE RATE
PLEASE CALL

HIGHLIGHTS

PROMINENT SIGNAGE

ONSITE AMBULATORY SURGICAL CENTER

EXPANSIVE WESTERN/MOUNTAIN VIEWS

FLEXIBLE SUITE SIZES

BUILD TO SUIT

PROMINENT ELEVATOR LOBBY EXPOSURE

BUILT- IN REFERRAL SOURCES

SURGERY CENTER

IMAGING

RADIATION AND ONCOLOGY

OB/GYN

INTERNAL MEDICINE

OCCUPATIONAL MEDICINE

COMPREHENSIVE PAIN

AMENITIES

- LARGE BUILDING CONFERENCE ROOM
- OPPORTUNITY FOR SURGEONS TO JOIN THE ON-SITE SURGERY CENTER
- COVERED PICK-UP AND DROP-OFF
- TENANT FITNESS CENTER
- OUTDOOR HEALING GARDEN
- CLOSE PROXIMITY TO WALKING/BIKE PATH
- CLOSE TO COLORADO MILLS WITH NUMEROUS RESTAURANTS & HOTELS



DRIVE TIMES



6TH AVENUE
1 MINUTE



I-70
3 MINUTES



LUTHERAN MEDICAL
CENTER &
ST. ANTHONY HOSPITAL
<10 MINUTES

LOCATION

- JUST SOUTHEAST OF THE INTERSECTION OF 6TH AVENUE AND INDIANA ST
- POSITIONED LESS THAN 1 MILE AWAY FROM ST. ANTHONY'S HOSPITAL
- SERVES LAKEWOOD, WHEAT RIDGE, GOLDEN AND ARVADA



RED ROCKS

MEDICAL CENTER

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