

2359 MAIN STREET

LITTLETON, CO 80120

BUILDING AREA | 4,489 SF



FOR SALE

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LITTLETON, CO 80120

PROPERTY SUMMARY

BUILDING AREA | 4,489 SF

PROPERTY SUMMARY

2359 W. Main Street is positioned along Littleton's highly trafficked Main Street corridor. The site benefits from strong visibility, easy access, and proximity to a dense mix of residential neighborhoods, local businesses, and established retail. The surrounding area features a blend of national and local tenants, creating consistent daily traffic and long-term demand.

PROPERTY HIGHLIGHTS

The property offers an open layout suitable for a wide range of retail, service, or owner-user opportunities. Its location within the Littleton market provides exposure to a stable, affluent trade area while maintaining a neighborhood-oriented feel. This offering presents an attractive opportunity for investors or owner-users seeking a presence in one Denver's most established retail corridors.

BUILDING AREA

Main Floor	3,014 SF
2nd Story Office	615 SF
Basement	860 SF
TOTAL SF	4,489 SF

LAND AREA

0.09 ACRES

SALE PRICE

\$2,090,000

YEAR BUILT

1960





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AMENITIES MAP

BUILDING AREA | 4,489 SF





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DEMOGRAPHICS

1 MILE

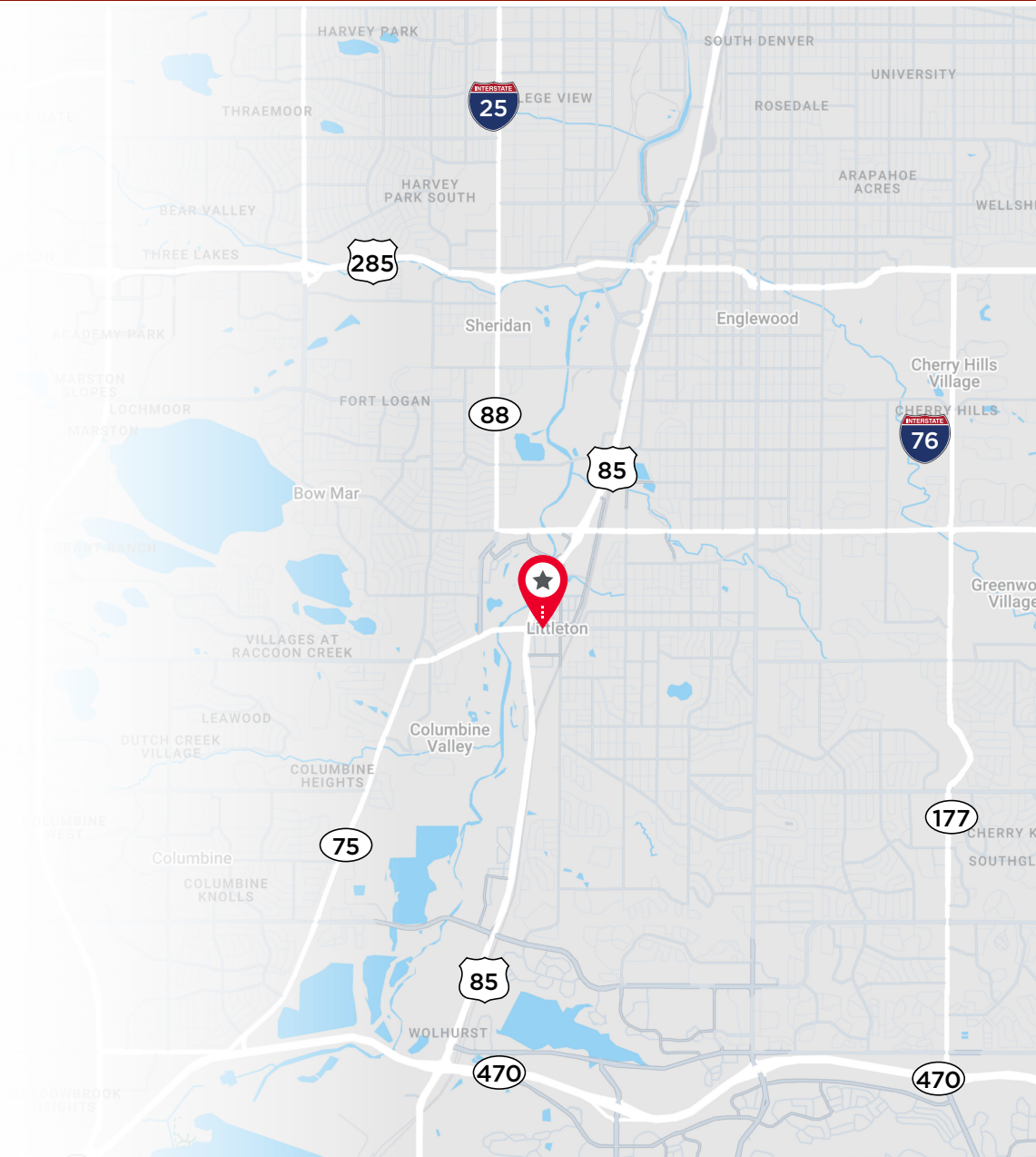
13,020	44%
2024 Population	Bachelor's Degree or Higher
39.9	\$86,996
Median Age	Average Household Income

3 MILES

94,160	46%
2024 Population	Bachelor's Degree or Higher
41.5	\$114,918
Median Age	Average Household Income

5 MILES

280,516	47%
2024 Population	Bachelor's Degree or Higher
40.8	\$118,521
Median Age	Average Household Income



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