

MULTI TENANT RETAIL SHOPS FOR LEASE

SEC 144TH AVE & GRANT ST

THORNTON, CO

RETAIL

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PROPERTY INFO

SHOP SPACE FOR LEASE

- + ±2,105 SF available for lease (in a ±8,000 SF multi-tenant building)
- + Cooming soon! Est. delivery Q1 2021
- + Accessible from 144th Ave, Grant St and Washington St
- + Across the street from the new 855,000 SF Amazon campus with 1,500 employees
- + Exposure to traffic going to the Grove Shopping Center
  - Panda Express
  - Summit Entertainment

- + Close proximity to:
  - Lennar Parkhouse residential
  - Stargate Charter School
  - St. Anthony Medical Center
  - Simon Premium Outlets
  - Orchard Town Center
- + Exposure to traffic going to the Grove Shopping Center
  - Boot Barn
  - Cabela's
  - Hobby Lobby
  - Hilton Garden Inn
  - Stein Mart

2020 Demographics

	1 Mile	3 Miles	5 Miles
Population	4,054	66,974	201,745
Average Household Income	\$113,985	\$102,637	\$95,319
Daytime Population	6,197	59,713	173,992

Source: Esri

Traffic Counts

	VPD
I-25	125,186
144th Avenue	22,436
Washington Street	7,810

Source: DRCOG

CONTACT US

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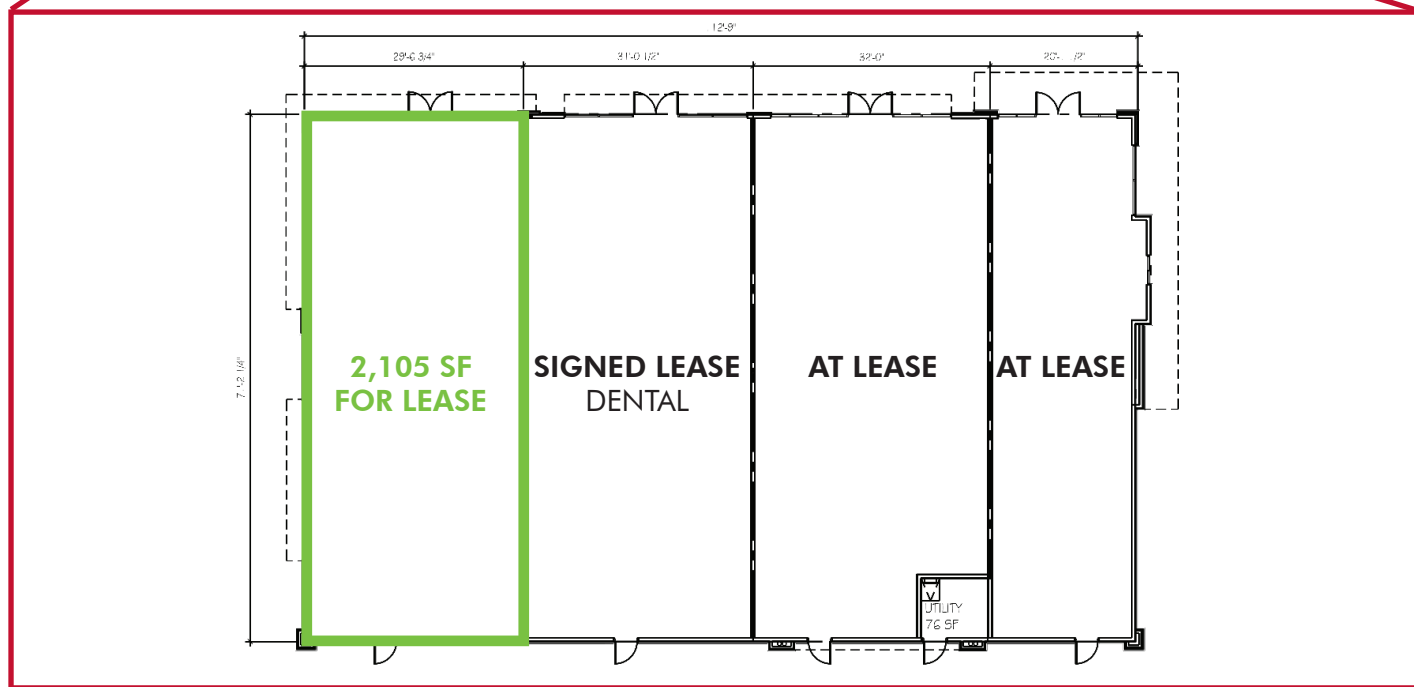
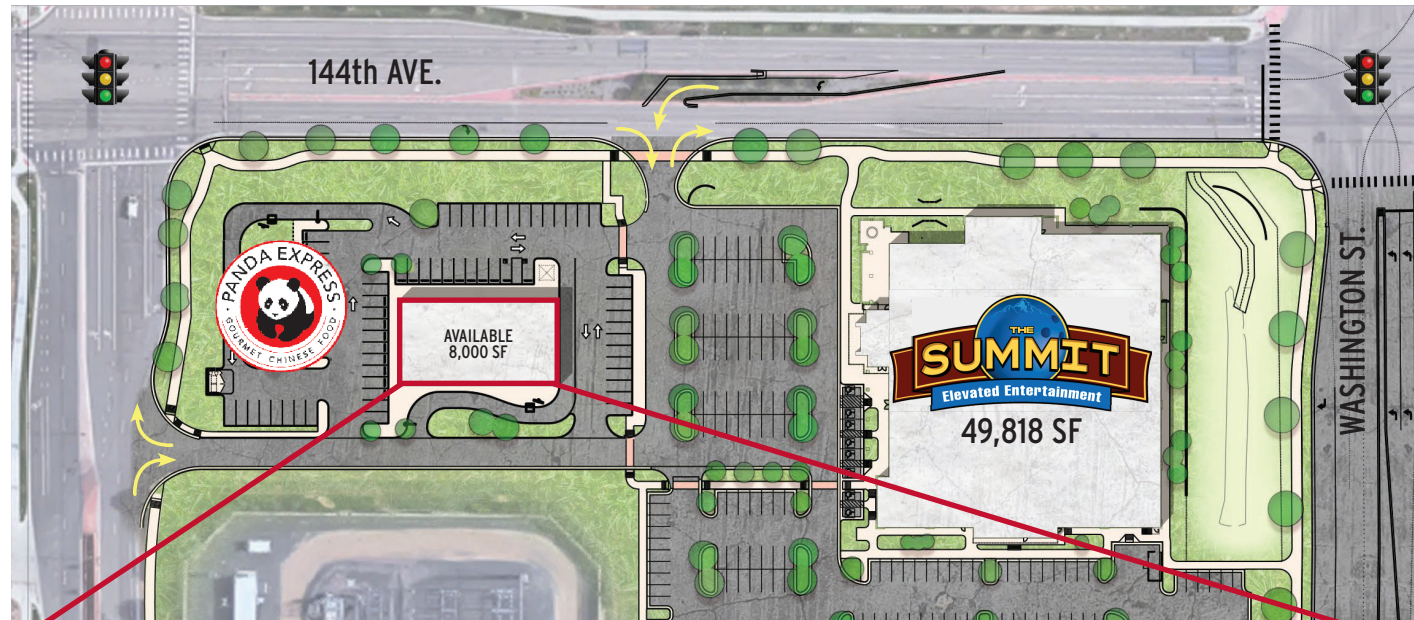
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 PLAN (SUBJECT TO FURTHER MODIFICATION OR CHANGE)

JOIN:



MULTI-TENANT BUILDING ± 8,000 SF BUILDING



COMING SOON! ESTIMATED DELIVERY Q1 2021

 AERIAL OVERVIEW

