

4600 S. Syracuse

Leasing Information

Address:	4600 South Syracuse Street Denver, Colorado 80237		
Building Size:	304,051 RSF		
Number of Floors:	13		
Floorplate size:	Approximately 25,000 Rentable Square Feet		
Year Built:	1999		
Exterior:	Granite and glass		
Available Square Feet:	Suite 540	13,619 RSF	Available Sept 1, 2018
Lease Rate:	\$30.00 - \$32.00 / RSF		
Tenant Improvements:	Negotiable		
Operating Expenses:	2019 Base Year Estimated \$14.63		
Parking:	Approx. 4:1,000 50% Covered ~ \$50 per space per month Surface ~ Free		
Features:	<ul style="list-style-type: none">■ Designed by world-renowned architect Jon Pickard■ Unobstructed views of the Front Range and Downtown■ Adjacent to 3 full-service hotels - Hyatt Regency, Marriott, and the new Wyndham Hotel■ Nine-foot ceilings■ Floor-to-ceiling glass■ On-site deli■ Training room■ Fitness facility		

For additional information, please contact:

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