



PROPERTY HIGHLIGHTS

- Spaces Available: 1,345-3,125 SF
- Expected Delivery: August 2018
- Watermark on Twenty Mile: 294 residential units coming
- Adjacent to Super Target, Super Walmart, Home Depot, PetSmart, Kohl's, Bed Bath & Beyond, Famous Footwear, and Michaels.

DEMOGRAPHICS

1 MILE 3 MILES 5 MILES

Population	10,482	64,226	100,528
Avg HH Income	\$91,570	\$117,851	\$114,803
Employees	7,062	19,473	44,667
Businesses	929	2,444	3,873

TRAFFIC COUNTS

Source: DRCOG 2015

On Mainstreet west of Twenty Mile Rd	26,187 cars/day
On Mainstreet east of Twenty Mile Rd	17,822 cars/day
On Twenty Mile Rd north of Mainstreet	12,305 cars/day

SullivanHayes

BROKERAGE

THOMPSON THRIFT

we are **RETAIL**

CHAINLINKS
RETAIL ADVISORS

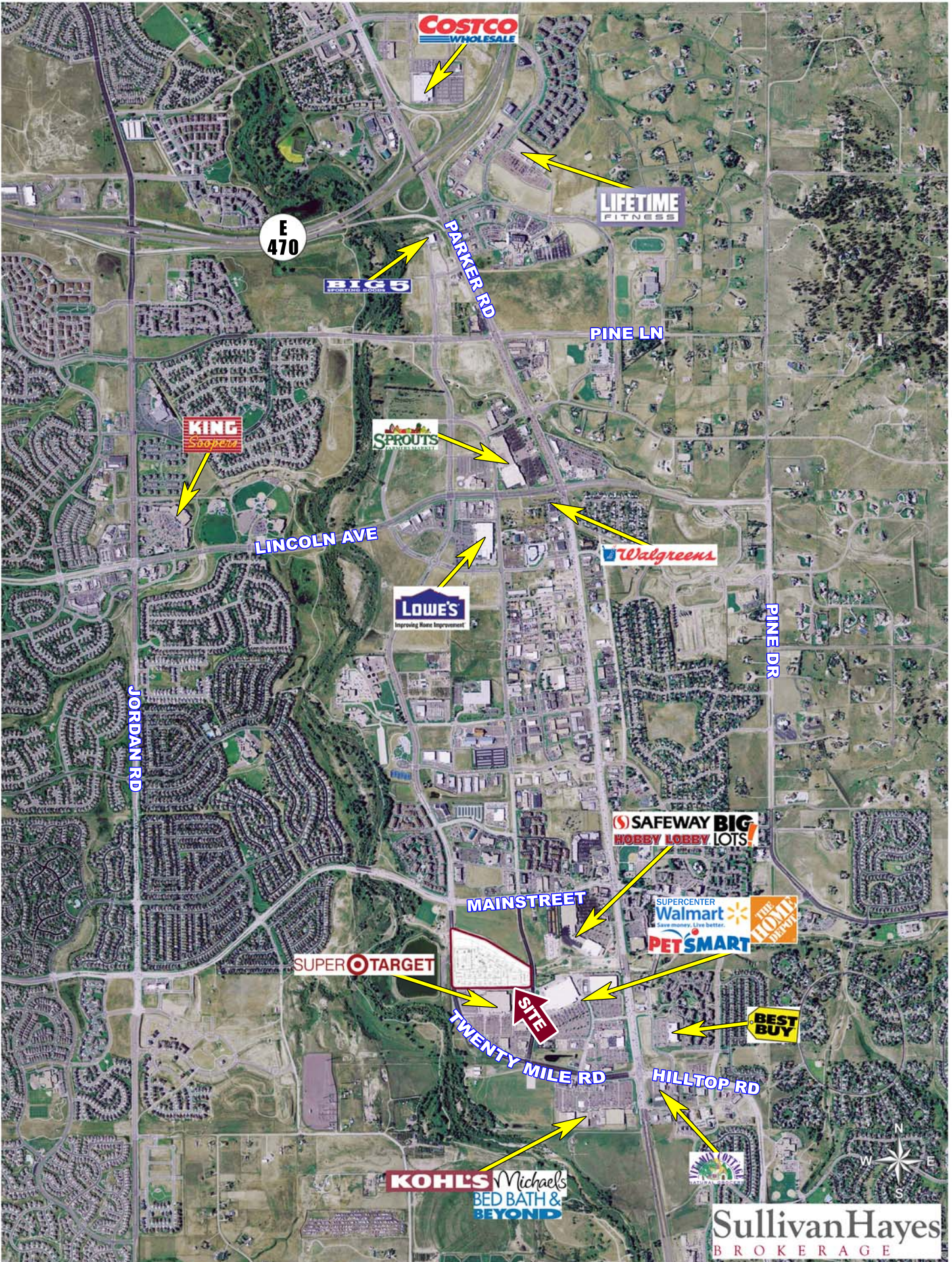
AGENCY
DISCLOSURE

Chris Cook

303.370.7477

ccook@sullivanhayes.com

Twenty Mile Road & Parker Road



PROPOSED LOCATIONS FOR INGRESS, EGRESS, SITE LAYOUT, BUILDING PADS, BUILDING FOOTPRINTS, ANCHOR TENANT SPACES AND SMALL SHOP SPACES ARE ILLUSTRATIVE ONLY AND SUBJECT TO CHANGE AT ANY TIME. THE IDENTIFICATION OF PROPOSED TENANTS OR PROPOSED TENANT MIX ARE PRELIMINARY AND SUBJECT TO CHANGE AT ANY TIME. THE IDENTIFICATION OF EXISTING TENANTS OR BUSINESS IS AS OF THE DATE HEREOF AND NOT A GUARANTEE OF FUTURE OCCUPANCY OR OPERATION. R:/AERIALS/XTEND BARRRE/TWENTY MILE & PARKER_NWC_09_PSD