

RINO  
OFFICE CONDO  
FOR SALE



3457 Ringsby Court

FOR MORE INFORMATION, CONTACT:

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TAXI 2  
3457

# 3457 Ringsby Court #110

Fully Furnished Office Condo For Sale

## SPACE DETAILS

- Modern fully furnished condo
- Renovated in 2015
- Immediately available
- Fully equipped kitchen
- Private shower & interior mens/ womens restrooms
- 6 Offices & large conference room
- 2 rollup doors & ample natural light

## PRICING DETAILS

- Sales Price: \$1,466,800 or \$475/SF
- HOA Due's: \$755/Month
- Parking Cost: 6 deeded spots are included

**BUILDING SIZE:**  
60,000 SF

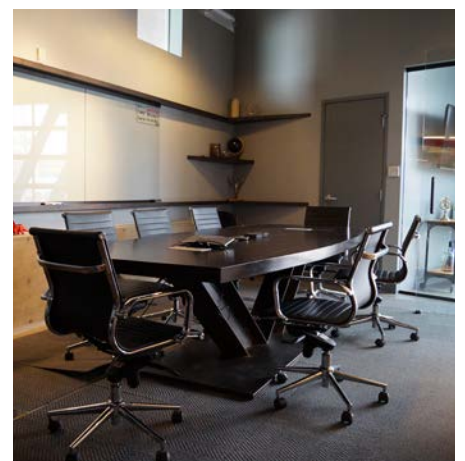
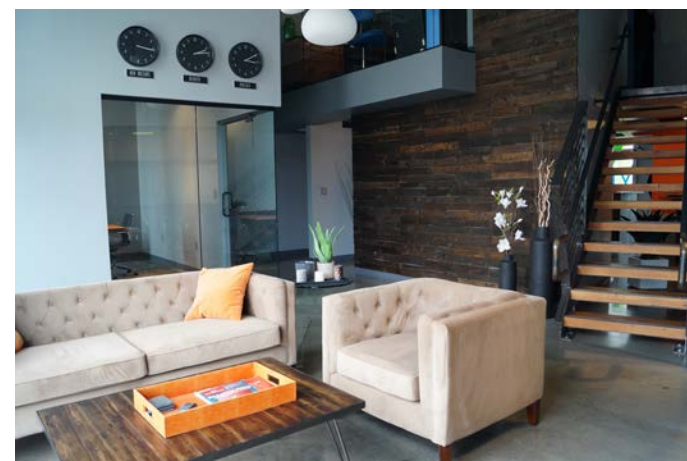
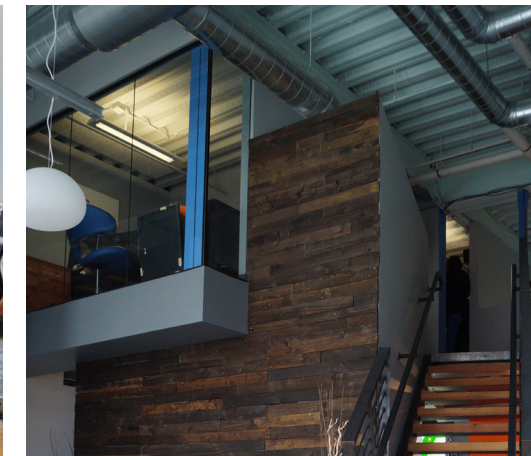
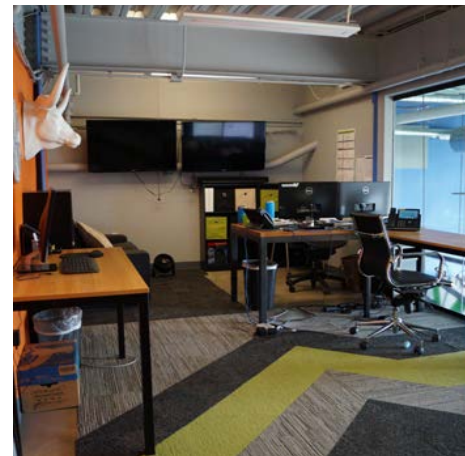
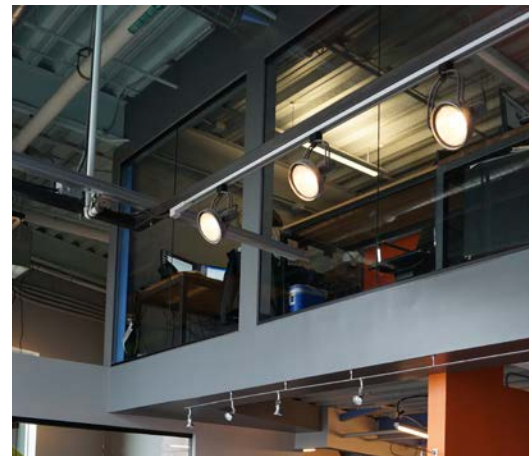
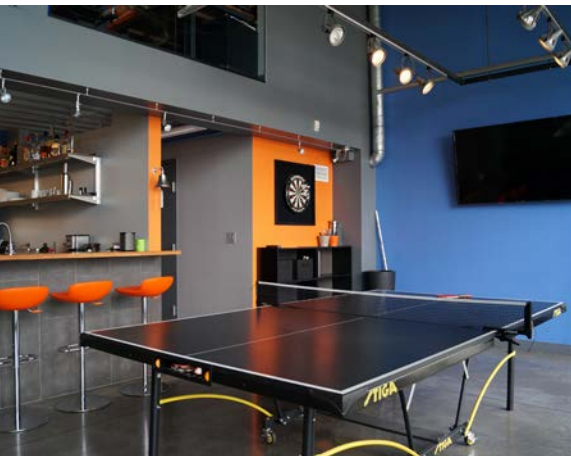
**AVAILABLE SPACE:**  
3,088 SF

**YEAR BUILT:**  
2007

**PARKING:**  
Free surface parking

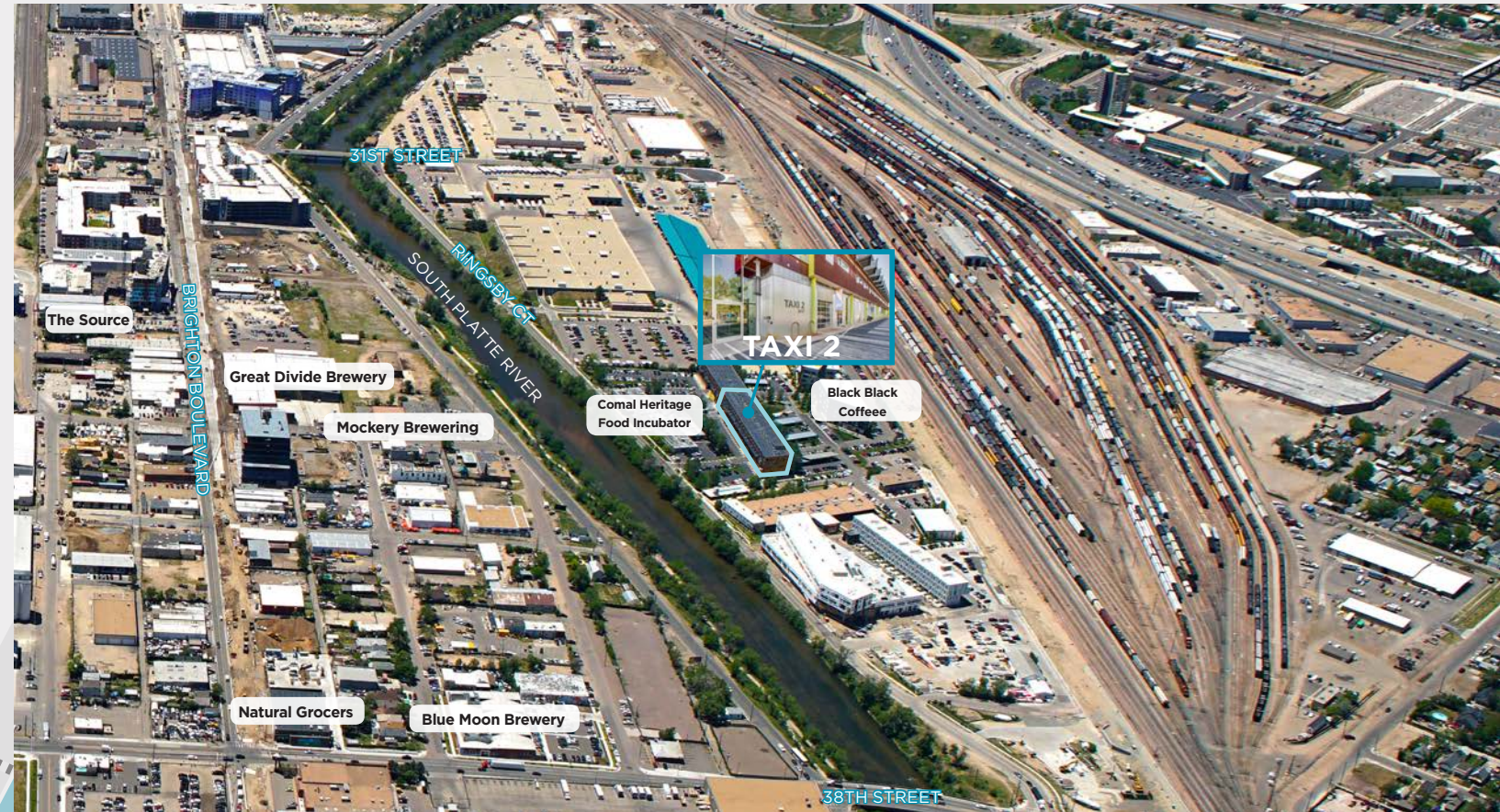
**FREE ACCESS TO ALL AMENITIES WITHIN THE TAXI DEVELOPMENT:**

Shared conference rooms, common area space for eating, meetings, and socializing, showers for those that commute by bike or workout during the day. Fabulous community with Black Black Coffee & Kitchen, Comal Heritage Food Incubator, fitness center with steam room, shipping container swimming pool, rec room w/ ping pong tables and arcade machine, nursing room, community garden, dog run, bike repair station, Goldie & Bob Hair/Nail Salon, Early Childhood Education Center, periodic visits by food trucks and outdoor cinema nights during the summer and fall.



# RiNo

# TAXI



## RINO LOCATION OVERVIEW

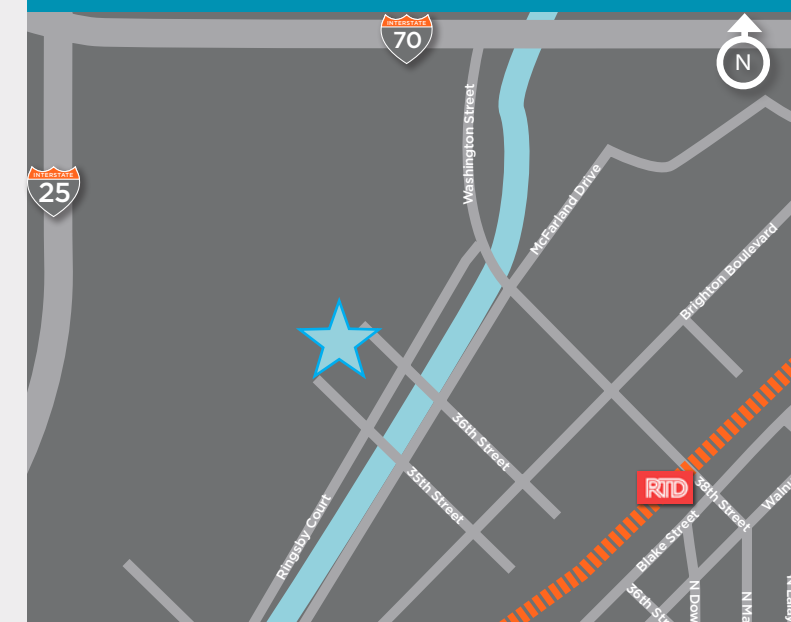
The River North Art District “where art is made” goes by the nickname of “RiNo” and has even adopted a rhino design for its official logo. The district’s interesting blend of urban charm and unique industrial revival makes it a great destination for visitors. Historic warehouses and factories now house jazz bars, restaurants, brewpubs, art galleries and working studios. RiNo boasts a diverse mix of creative businesses ranging from visual artists, designers and furniture makers, to craft distillers and brewers, winemakers, creators of unique outdoor gear and small-batch coffee roasters.

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## LOCATION DETAILS

- Walkable amenities: breweries, a wide variety of food options, and fitness options in Denver’s most sought after submarket
- 5 minutes north of Downtown Denver
- Incredible access to I-70 & I-25!
- Numerous bike trails feed to the TAXI Development

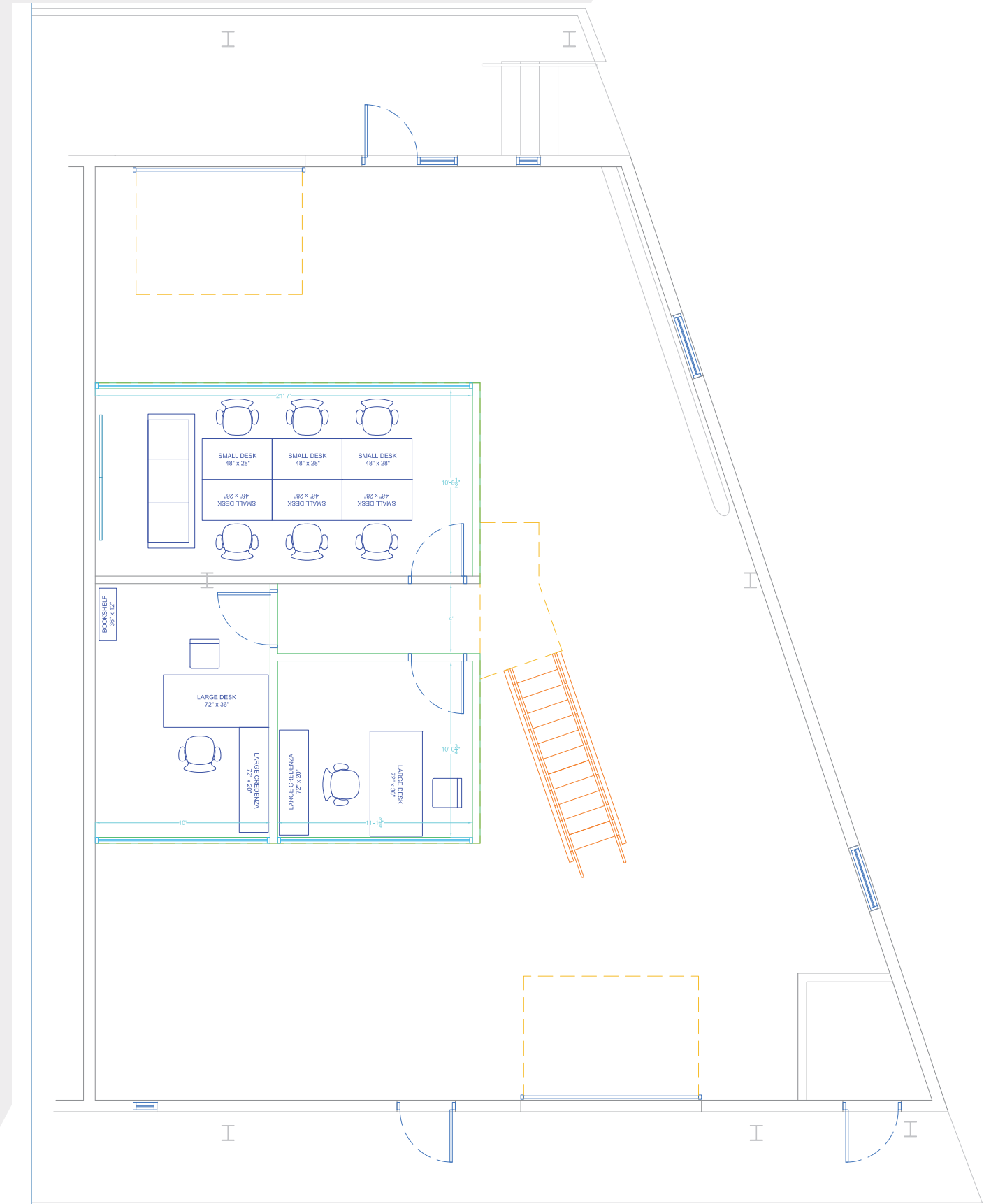
## INCREDIBLE INTERSTATE ACCESS!



SUITE 110 - GROUND LEVEL



SUITE 110 - MEZZANINE



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