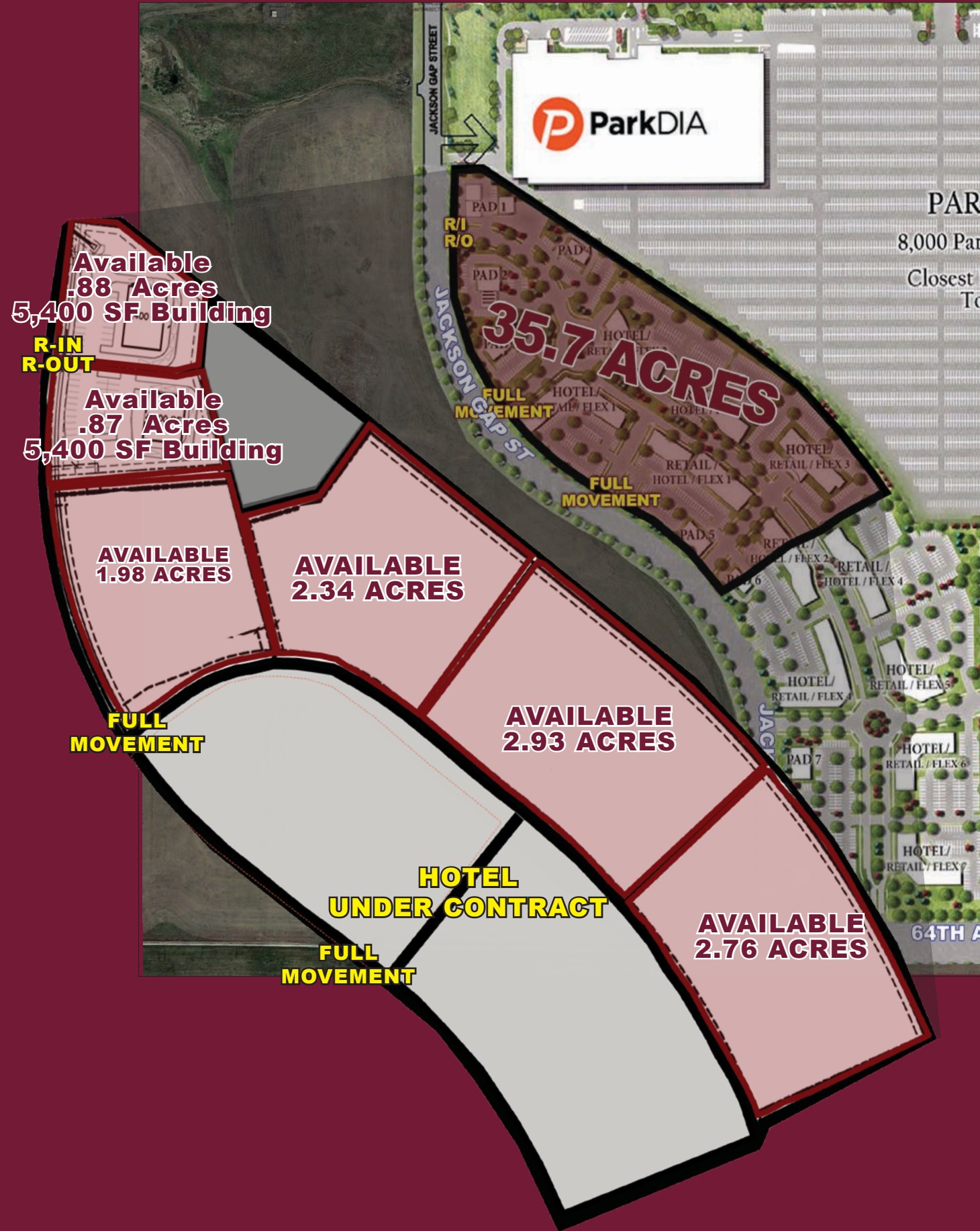
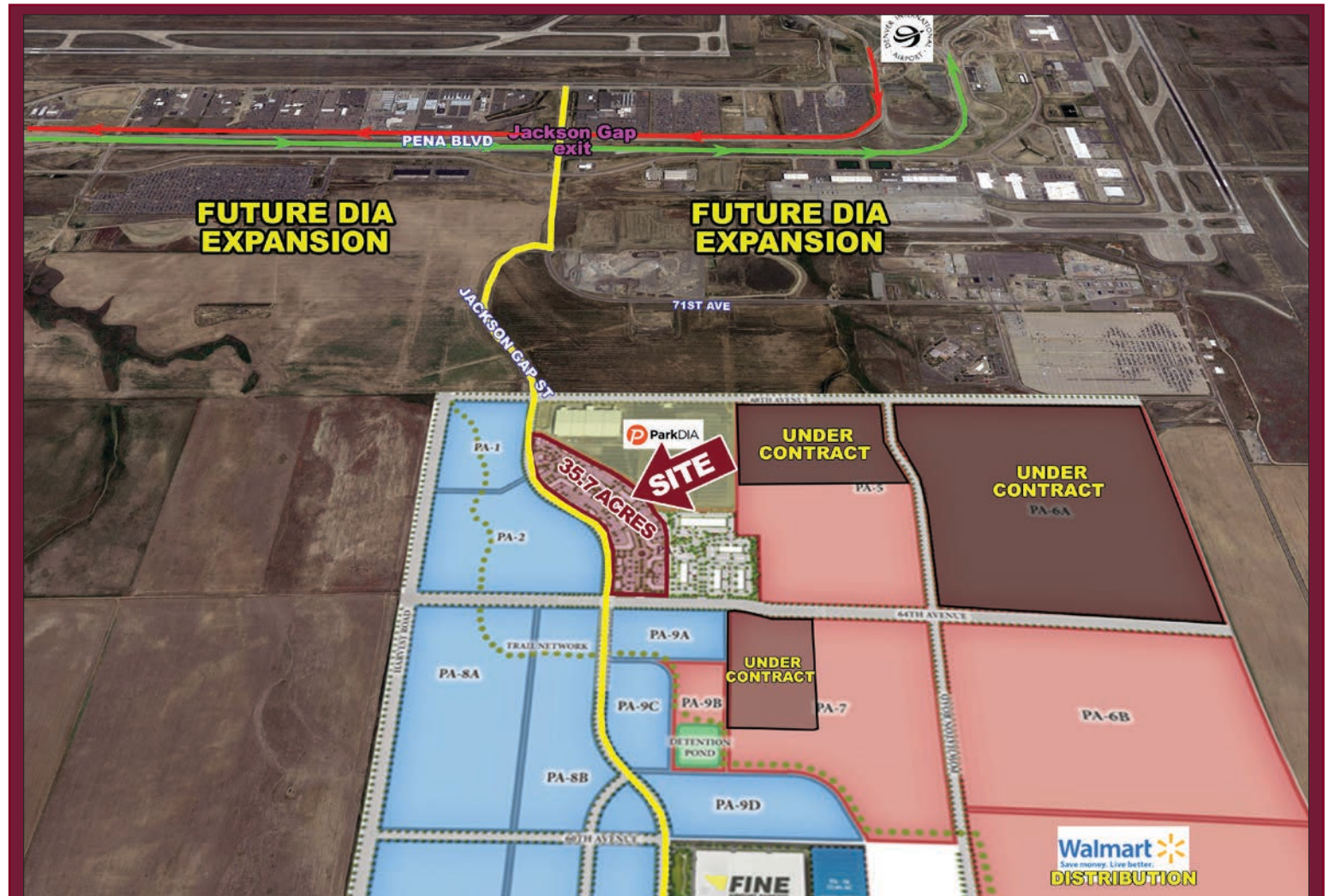


NEC 64TH AVENUE & JACKSON GAP PADS, SHOPS, & LAND AVAILABLE



NEC 64TH AVENUE & JACKSON GAP STREET PADS, SHOPS, & LAND AVAILABLE | AURORA, CO



INFORMATION

- 35.7 total acres. Land, Pads and Shops Available for Lease or for Sale.
- Size negotiable.
- Closest privately owned land to DIA.
- Approximately 35,000 employees at DIA.
- DIA adding 39 new Gates to airport.
- \$1.5 billion dollar renovation to Jeppesen Terminal.
- Two parking operations open onsite.
- Walmart distribution facility that is 2.5 million square feet.

TRAFFIC COUNTS

On E-470 north of Pena Blvd	37,000 cars/day
On E-470 north of 56th Ave	27,000 cars/day
On Pena Blvd east of E-470	128,896 cars/day*

Source: CDOT 2016, *DRCOG 2017

DEMOGRAPHICS

	3 MILE	5 MILE	7 MILE
Est. Population	2,573	31,337	61,136
Avg Household Inc	\$94,005	\$81,579	\$80,111
Employees	17,646	37,830	58,257

Demographics Source: Applied Geographic Solutions 2017

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NEC 64TH AVENUE & JACKSON GAP STREET



61,379,396 PASSENGERS PER YEAR
375 DAILY DEPARTURES
+/- 35,000 EMPLOYEES

PLANNED RUNWAY ADDITIONS

PLANNED RUNWAY ADDITIONS

PLANNED RUNWAY ADDITIONS

PLANNED RUNWAY ADDITION

RTD A Train

PENA BLVD

JACKSON GAP ST

71ST AVE

35.7 ACRES

SITE

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

UNDER CONTRACT

FUTURE ROAD

E470

64TH AVE

56TH AVE

RTD A Train

PENA BLVD

64TH AVE

TOWER RD

56TH AVE

