6455 S. Yosemite
Leasing Information

Address:	6455 S. Yosemite Street Greenwood Village, Colorado 80111		
Building Size:	198,043 RSF		
Number of Floors:	10		
Floorplate size:	Approximately 21,630 Rentable Square Feet		
Year Built:	1983		
Available Square Feet:	Suite 600	12,251 RSF	Available July 1, 2019
	Suite 250	12,079 RSF	Available May 1, 2019
	Suite 625	5,286 RSF	Available July 1, 2019
	Suite 730	4,272 RSF	
	Suite 110	2,391 RSF	Available June 1, 2019
	Suite 940	1,476 RSF	
	Suite 740B	1,329 RSF	
Lease Rate:	$23.00 - $25.00 / RSF		
Operating Expenses:	2019 estimate: $11.03		
Tenant Improvements:	Negotiable		
Parking:	Approx. 4+:1,000 435 free structured spaces 221 free surface spaces		

Features:

- Walking distance to light rail
- Fitness center with showers & lockers
- On-site café
- Common training room
- Upgraded lobby and common areas
- Basement storage
- Loading area
- Building and monument signage available
- On-site property management
- Strong institutional ownership

For additional information, please contact:

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