

# SPACE AVAILABLE FOR LEASE



# SAFEWAY-ANCHORED SHOPPING CENTER

10911-11061 S. PARKER ROAD | PARKER, COLORADO



## PROPERTY HIGHLIGHTS:

- Join Safeway, Hobby Lobby, 1st Bank, Key Bank, Sally Beauty, Phenix Salon, Kneaders Bakery and other fine national and local retailers.
- Great Parker Road visibility and access along Parker and Mainstreet.
- Outstanding demographics with over \$104,000 average household income within five miles.
- Fast growing trade area and traffic counts over 44,000 vehicles per day along Parker Road.



## SPACE AVAILABLE:

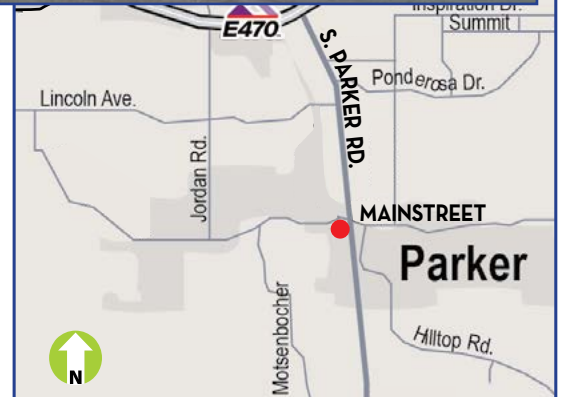
- Suite 14 1,400 SF
- Turn-key Drycleaner

## LEASE RATE:

\$20.00/SF NNN

## EXPENSES:

Estimated NNN are \$10.50/SF



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# SPACE FOR LEASE 10911-11061 S. Parker Road | Parker, Colorado

## DETAILS

### SPACE AVAILABLE:

- Suite 14 1,400 SF
- Turn-key Drycleaner

LEASE RATE: \$20.00/SF NNN

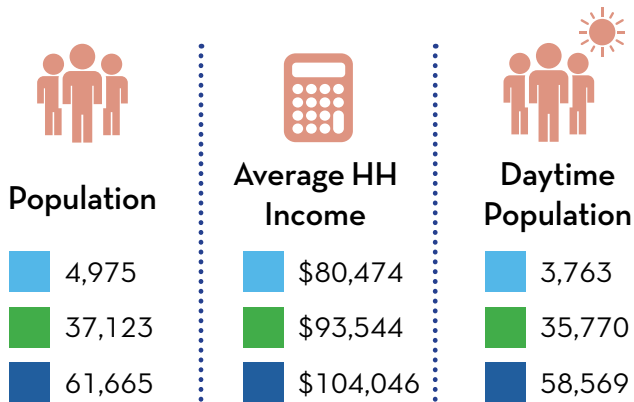
ESTIMATED NNN EXPENSES: \$10.50/SF

Suite	Tenant
1	Irina's Tailoring
2	Sally Beauty Supply
3	Nails
4	Berry Blendz
5	Vietnamese Pho
6	Kimono Sushi
7	Perfect Teeth
8	Allstate Insurance
9	GNC
10	Subway
11	Liquor Store
12	Double Eagle Indoor Golf
13	Super Cuts
14	AVAILABLE - 1,400 SF
15	Phenix Salon
16	The Taco Company



## DEMOGRAPHICS

1 MILE 3 MILE 5 MILE



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