



OFFICE INDUSTRIAL RETAIL INVESTMENTS



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Eastlake Transit Oriented Development 22.5± Acres at 124th & Claude Ct., Thornton



Boundaries shown as a visual reference only and may not be accurate. Consult broker for complete legal description.

For Sale 22.5± acres located at the Eastlake TOD station for \$8.50/SF. Station is due to open in January 2019. The Eastlake TOD Master Plan calls for Moderate-to-High Density M/F apartments, condos and townhomes. In addition, the plan calls for commuter serving retail on the ground floor closest to the station. The updated plan also calls for realigning 124th Ave so that it is pushed to the southern edge of the combined parcels connecting to Lafayette Street and, ultimately, Washington Street via Washington Center Parkway.

OFFERED AT: \$8,329,221 (\$8.50/sf)

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DEMOGRAPHICS:

	1 Mile	3 Miles	5 Miles
Population:	14,835	128,451	251,099
Households:	5,871	46,617	90,090
Median HH Income:	\$64,464	\$71,335	\$69,697
Median Age:	34.70	34.60	34.80

