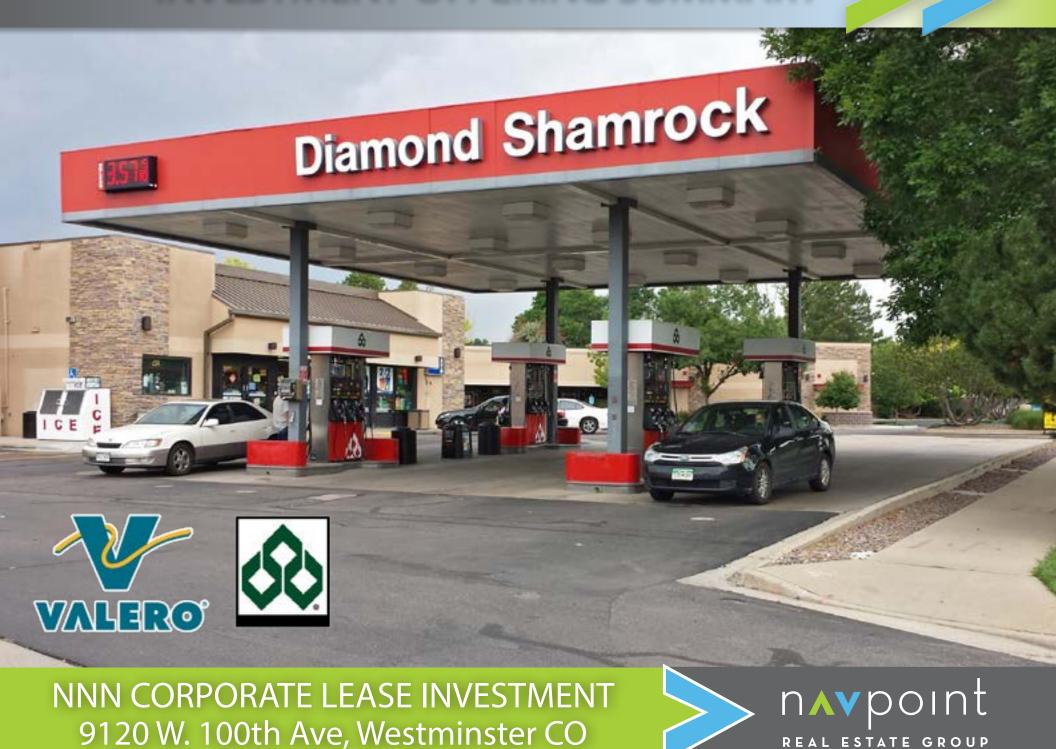
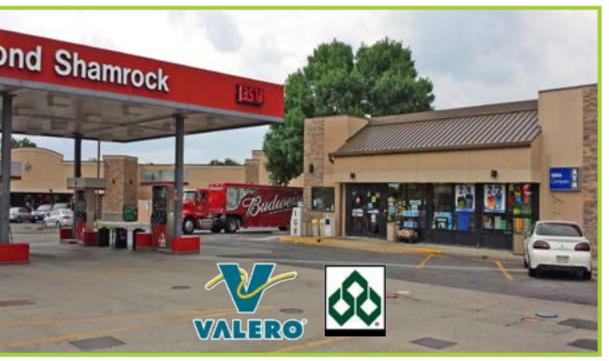
## INVESTMENT OFFERING SUMMARY



REAL ESTATE GROUP

## Offering Highlights: 9120 W. 100th Ave, Westminster CO





- Publicly traded Tenant in Valero (Diamond Shamrock Branding) Ticker Symbol: VLO
- New 7 year corporate lease signed in 2014
- Three 5 year options to extend
- Easy access from Wadsworth and 100th Ave.
- >> Shadow anchored by King Soopers with 27,719 VPD on W 100th Ave at W 99th Ave and 34,474 VPD on W 100th Ave at Wadsworth Pkwy.

## NNN Corporate Lease Investment

City: Westminster County: Jefferson

Lot Size: 16,329 SF

Building Size: 2,400 SF

Year Constructed: 1982/ Renovated 2008

Lease Type: NNN
Occupancy: 100%

Sales Price: \$760,000

CAP Rate: 6.0%

