

CAPITOL HILL RETAIL

1291 Pearl Street, Denver, CO 80203



PROPERTY OVERVIEW:

- 2,235 SF free standing building available
- Flexible delivery
- Dedicated parking with 11 spots
- More than 47,000 residents and 100,000 employees within 1 mile

DEVELOPED BY:



KENTRO GROUP

For more information,
contact:

Rhonda Coy

720 287 6866

rcoy@creginc.com

Scott Steputis

720 287 6868

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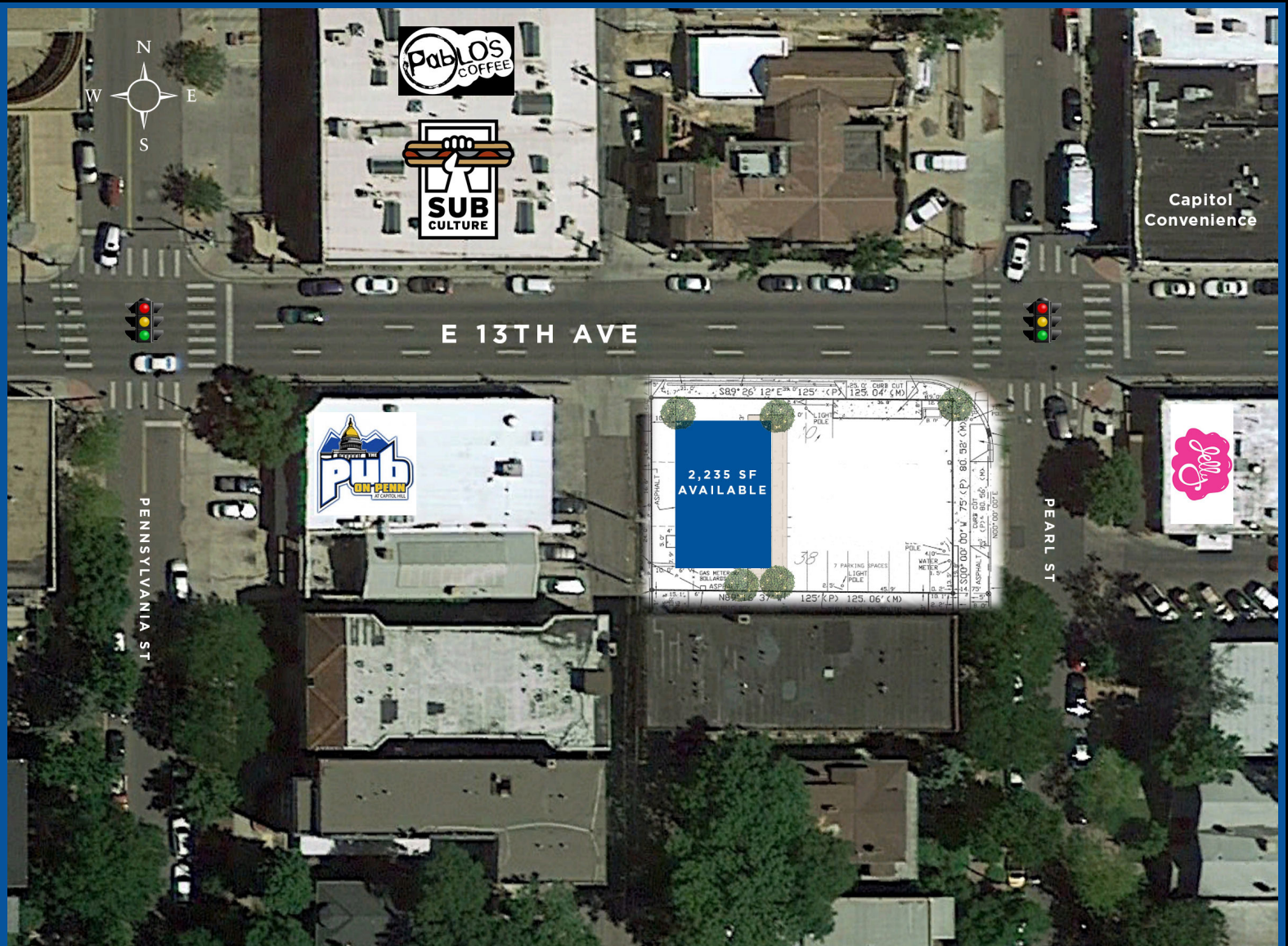
CROSBIE

REAL ESTATE

GROUP

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The information contained in this brochure was compiled from reliable sources, however Crosbie Real Estate Group, LLC does not warrant nor guarantee the accuracy of the representations herein. Crosbie Real Estate Group, LLC and its broker associates, as listed, are representing the Landlord/Seller of this property. Different brokerage relationships exist.

DEMOGRAPHICS

POPULATION



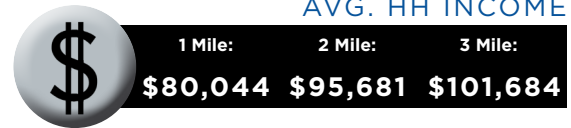
HOUSEHOLDS



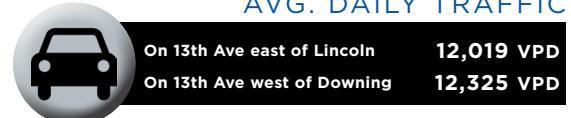
DAYTIME POPULATION



AVG. HH INCOME



AVG. DAILY TRAFFIC



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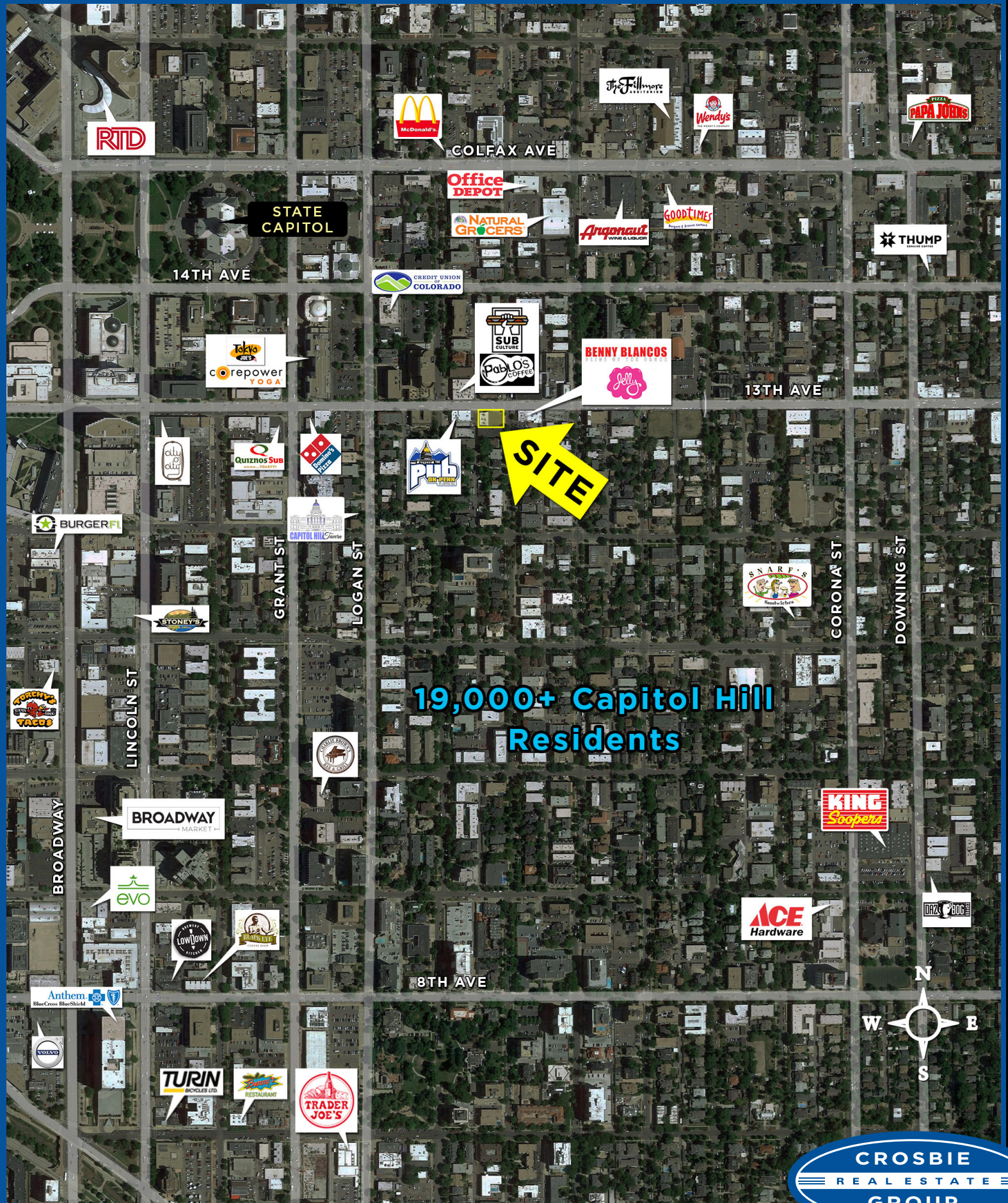
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19,000+ Capitol Hill Residents



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Brokerage
Disclosure

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