

# NORTH BEAR CROSSING

2585-2599 S Lewis Way, Lakewood, CO 80227



**Rich Hobbs**

o. 720-287-6865

c. 303-594-4043

[hobbs@creginc.com](mailto:hobbs@creginc.com)

**Eli Boymel**

o. 720-287-6862

c. 303-506-4094

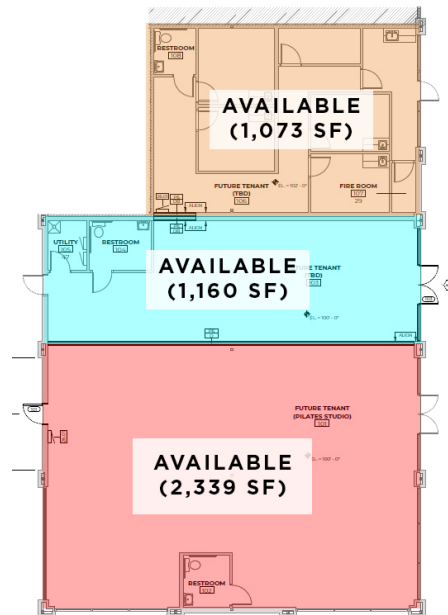
[eboymel@creginc.com](mailto:eboymel@creginc.com)

## PROPERTY OVERVIEW:

- Build-to-suit or ground lease with drive-thru option
- 1,073 SF - 4,572 SF available

## FEATURES:

- Signage facing Kipling Parkway
- Strong demographics
- Rapidly growing trade area
- High traffic counts



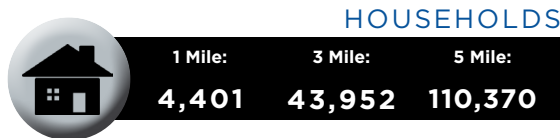
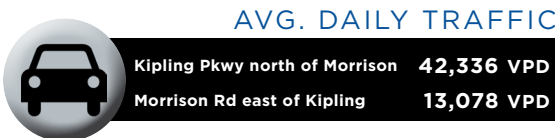


**2585-2599 S Lewis Way, Lakewood, CO 80227**



POPULATION

Distance from Center	Population
1 Mile	10,073
3 Mile	104,825
5 Mile	277,811



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.

## Disclosure Agreement

**Eli Boymel**  
o. 720-287-6862  
c. 303-506-4094  
**eboymel@creginc.com**

