LAND FOR SALE

Highway 7 and Sheridan Parkway, Broomfield, CO



DEMOGRAPHICS

348

POPULATION

18,280



1 Mile: 3 Mile: 5 Mile: 4,983 26,741 116,553



DAYTIME POPULATION

1 Mile: 3 Mile: 5 Mile:

2,935

1 Mile: 3 Mile: 5 Mile: 1,651 9,454 40,950



AVG. HH INCOME 1 Mile: 3 Mile: 5 Mile: \$179,940 \$165,024 \$147,080

AVG. DAILY TRAFFIC



Hwy 7 at Sheridan Parkway

23,929 VPD

PROPERTY OVERVIEW:

Land Size: 35,700 SF

- New development
- Under served trade area
- High traffic counts

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