

RETAIL at 16TH & CHAMPA

1600 Champa Street, Denver, CO 80202



DEMOGRAPHICS



POPULATION

1/4 Mile:	3,672
1/2 Mile:	11,280
1 Mile:	55,348



EMPLOYEES

1/4 Mile:	39,756
1/2 Mile:	97,263
1 Mile:	139,747



AVG. HH INCOME

1/4 Mile:	\$238,739
1/2 Mile:	\$157,994
1 Mile:	\$137,886



HOUSEHOLDS

1/4 Mile:	2,028
1/2 Mile:	7,083
1 Mile:	33,598



TRAFFIC COUNTS

16th St Mall Foot Traffic:	2,500+ Walkers
16th St Mall Free Shuttle:	63k+ Riders

Eli Boymel

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Rich Hobbs

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PROPERTY OVERVIEW:

- Lower level 6,597 SF built-out restaurant space
- Can be combined with adjacent 2,100 SF space for a total of 8,697 SF
- Prime 16th Street Mall location!
- Strong demographics and pedestrian traffic

JOIN:



and many more!



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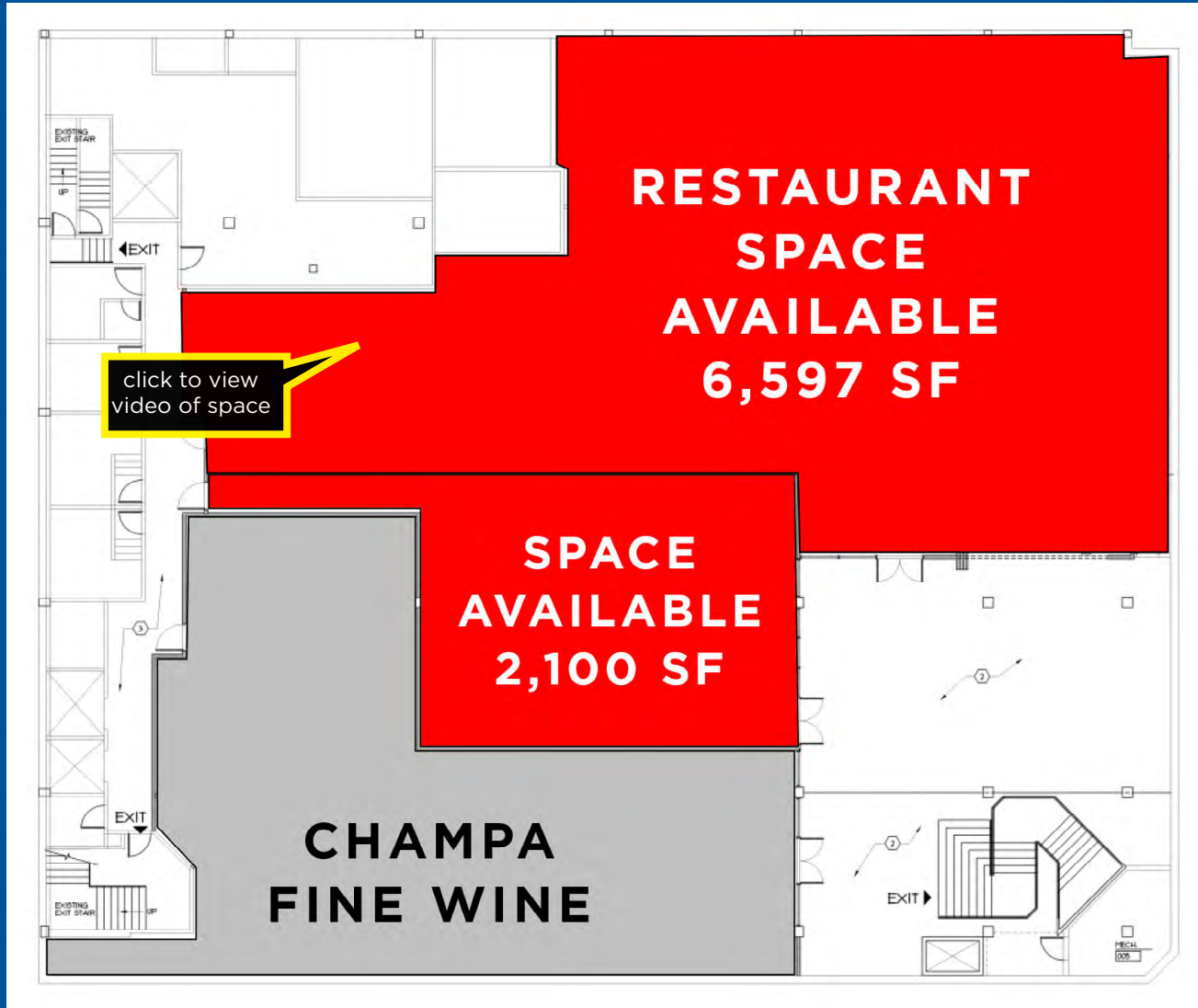
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LOWER LEVEL

6,597 SF Built-Out Restaurant Space

Can combined with 2,100 SF space for a total of 8,697 SF

Lower Level Restaurant Space



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Disclosure Agreement

