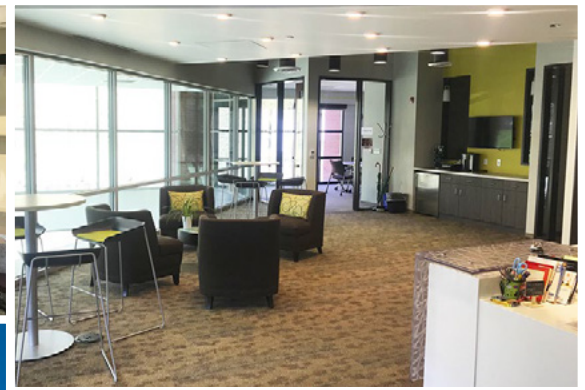
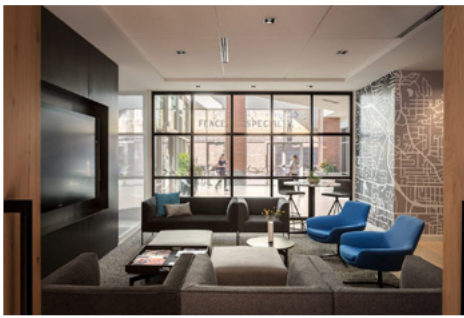


cb
CHAMBER
BUILDING





Unparalleled LoDo location and walkability to Denver's best restaurants and retailers



Easy access to I-25, Speer Blvd, and Auraria Pkwy



On-site ownership and property management



24/7 Enhanced safety and security systems



Modern finishes featuring floor to ceiling windows and tenant dedicated outdoor space



LEED Silver, Certifiably Green Denver and Energy Star rated



Enhanced frictionless access to secured parking garage with 1:1,000 SF parking ratio and EV charging stations

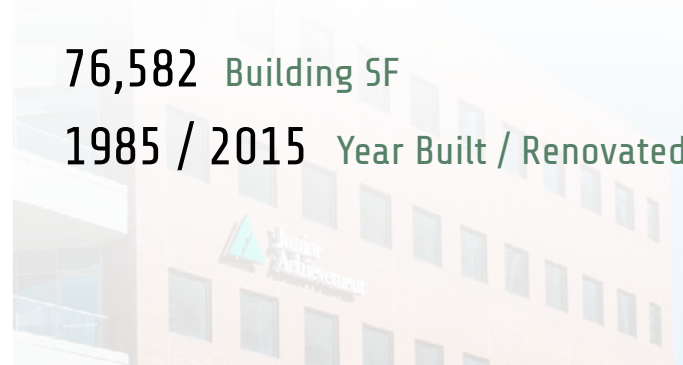


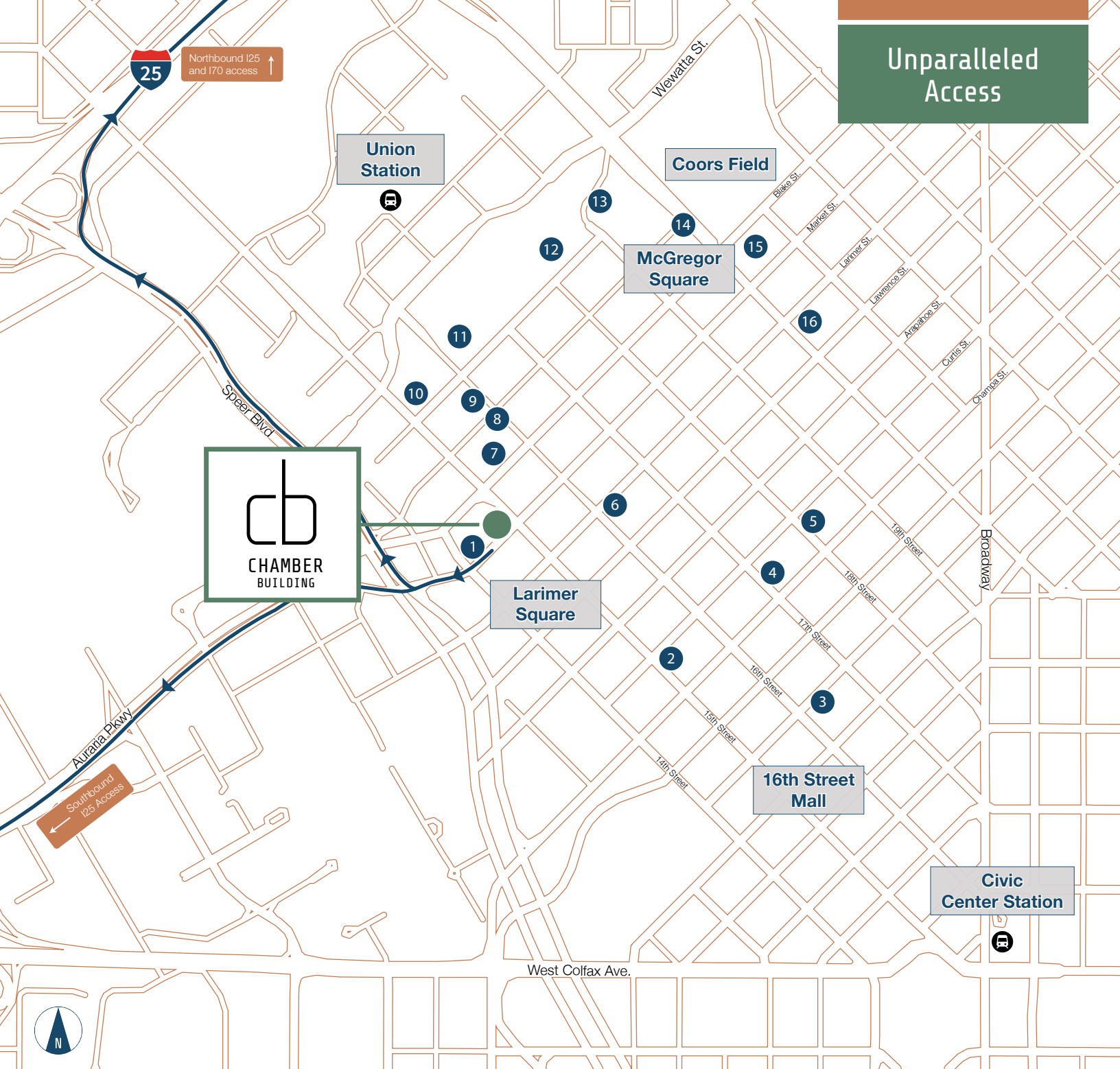
Secured bike storage

Property Overview

76,582 Building SF

1985 / 2015 Year Built / Renovated





Unparalleled
Access

Amenities at Your Doorstep

One block from Larimer Square and the 16th Street Mall, three blocks to Denver Union Station, 1445 Market Street is located at in the heart of Denver's Lower Downtown District.

- | | | |
|---------------------------|---------------------------------------|--------------------------------|
| 1. Rhein Haus Denver | 6. The Cheesecake Factory | 11. Tavernetta |
| 2. Sam's No. 3 | 7. Rio Grande Mexican | 12. Rodizio Grill - Denver |
| 3. Chipotle Mexican Grill | 8. Illegal Pete's LoDo | 13. Chophouse & Brewery Denver |
| 4. Panzano | 9. Blue Sushi Sake Grill | 14. Jackson's Denver |
| 5. Syrup Downtown | 10. Fogo de Chão Brazilian Steakhouse | 15. ViewHouse Ballpark |



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