

ST PAUL COLLECTION

CHERRY CREEK NORTH



THE GARDEN
ST PAUL
WALKWAY
#WORMHOLE
MABEL
ACROSS
SEMPER LASER
MANS PETE
THE STUDIO
HAPPY VICE
MOMA BEAUTY
TNTV SCHOOL



ALINE BOUTIQUE

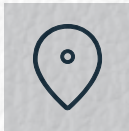
Chloe

MOTHER THERESIA

Retail
For lease

In Westbury (908) 440-4477

PROPERTY HIGHLIGHTS



Address

3000 E 3rd Avenue
Denver, Colorado 80206



Prime Location

in the heart of Denver's
premier Cherry Creek North
neighborhood



Convenient Access

Walker's Paradise with a 94 Walk
Score and 89 Bike Score



Garden Level

Great for service providers and
clients who value privacy



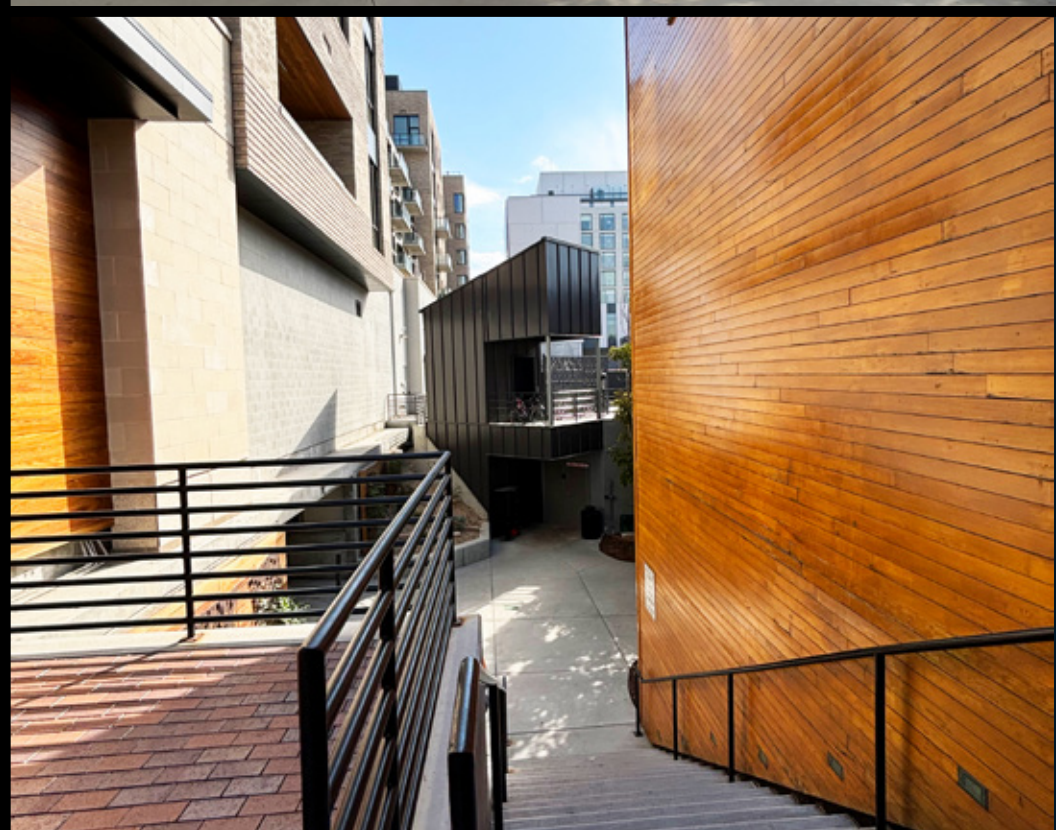
Unique Mix Of Tenants

Home to Denver's highest
concentration of locally owned
stores

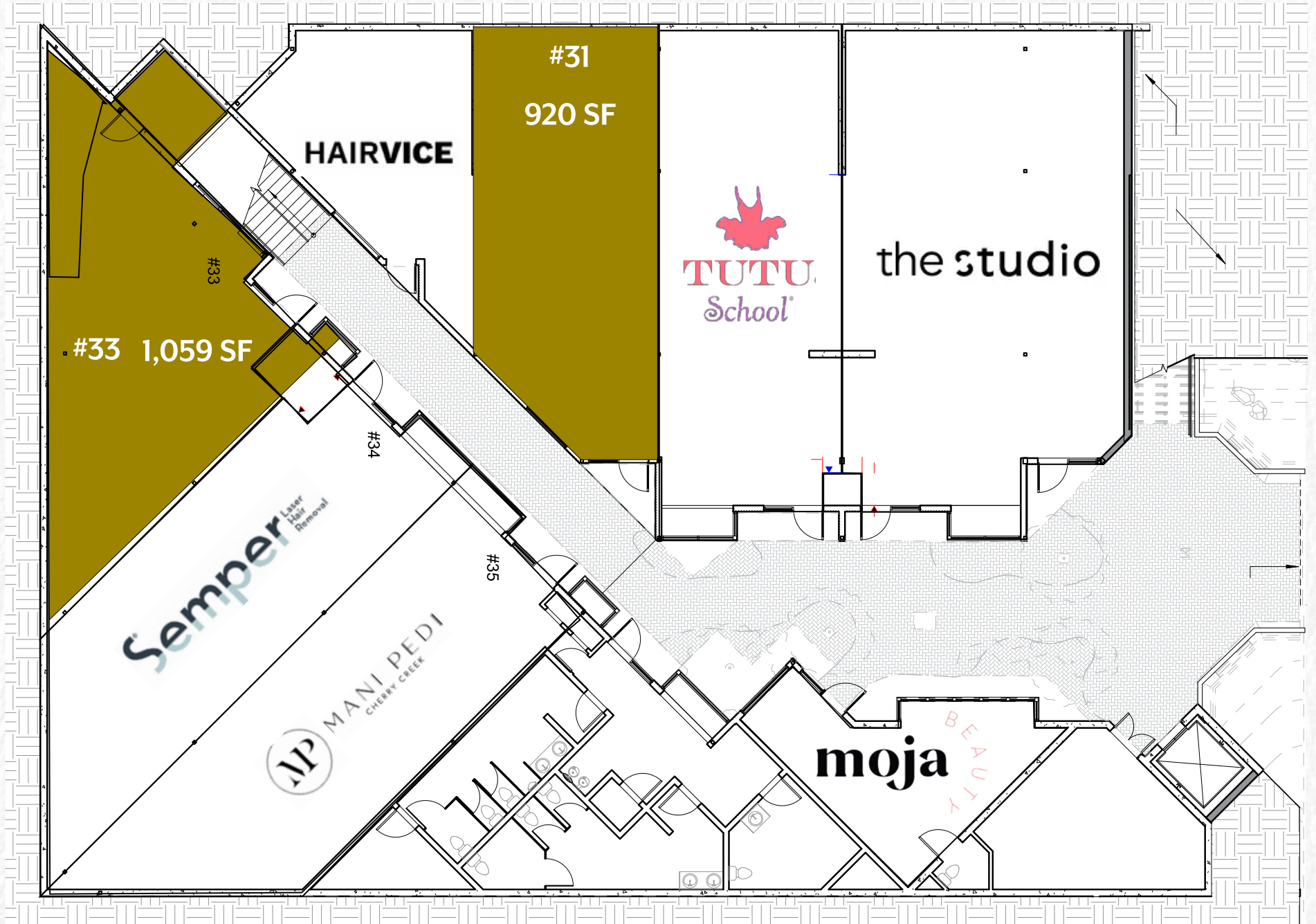


Strong Demographics

High average household incomes
& population density



FLOOR PLAN





DEMOGRAPHICS

1/2 MILE	//	1 MILE	//	3 MILES	//	5 MILES
7,274		19,953		233,577		571,067
TOTAL POPULATION						
4,548		10,596		125,137		265,280
TOTAL HOUSEHOLDS						
\$175K		\$125K		\$119K		\$108K
AVERAGE HOUSEHOLD INCOME						
\$1.55M		\$2.13M		\$915K		\$730K
AVERAGE NET WORTH						
1,437		2,133		16,141		30,954
TOTAL BUSINESSES						
17,779		25,091		252,541		\$445,594
TOTAL EMPLOYEES						

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For leasing information:



LILY ARMSTRONG

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