
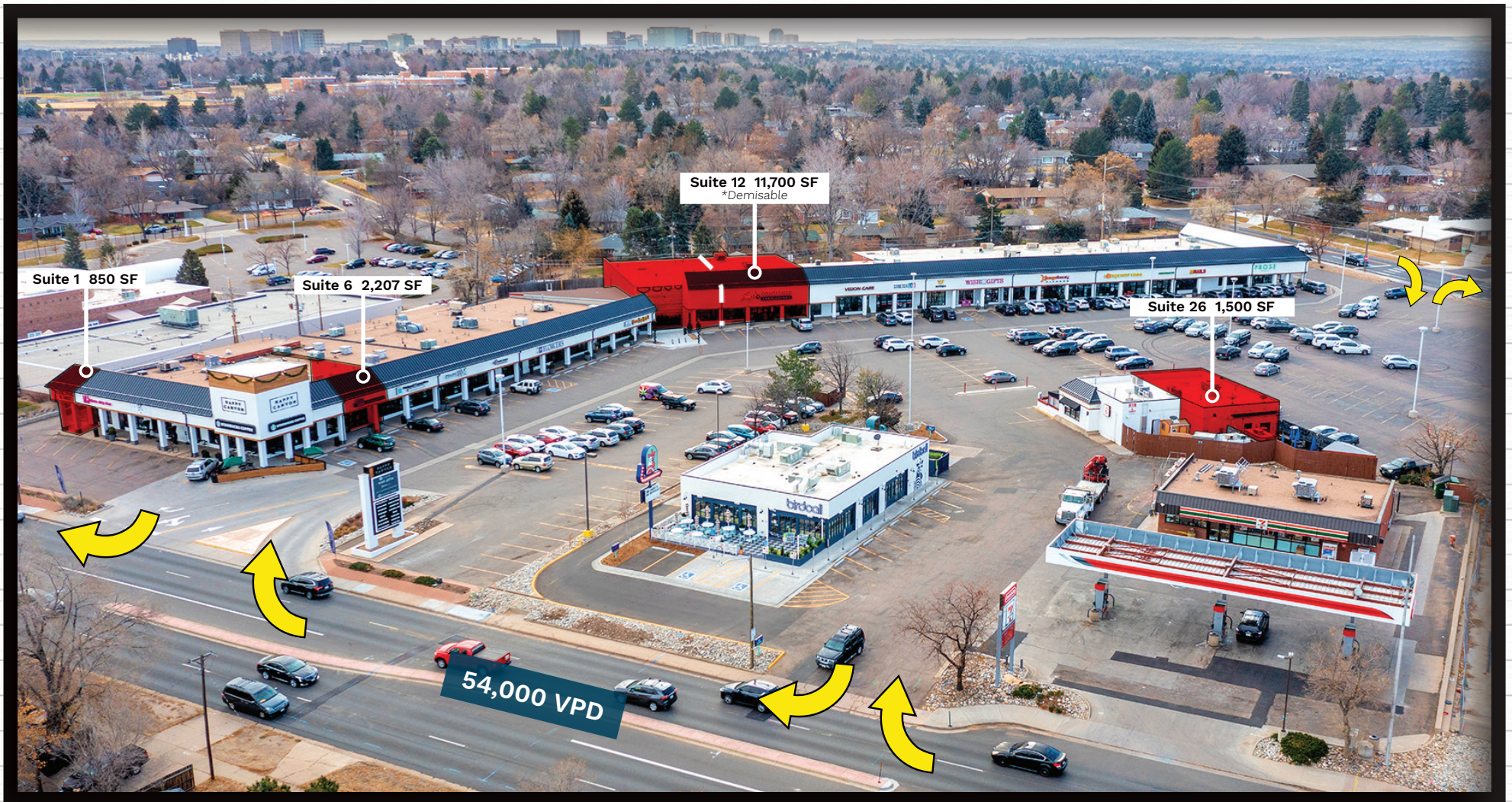


EST'D 1960

 **JLL** SEE A BRIGHTER WAY

HAPPY CANYON

CHERRY HILLS





HIGHLIGHTS

Retail space for lease in the recently redeveloped Happy Canyon Shopping Center

850 SF - 11,700 SF in-line retail suites available

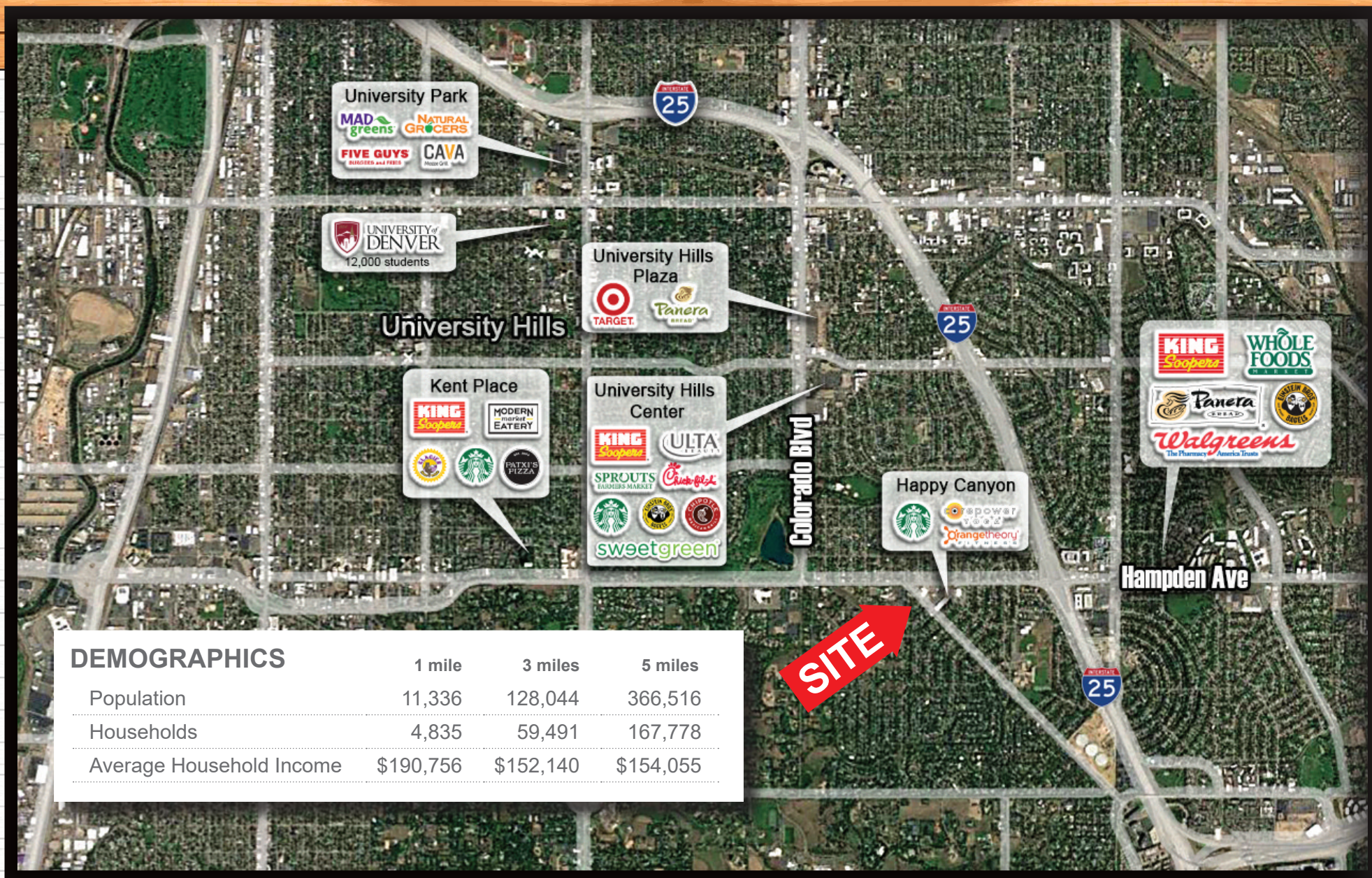
1,500 SF former cigar bar

Strong demographics

Quick, easy access to I-25


Join Amazon Fresh, Birdcall, Starbucks, and more!

Magnetic location in the heart of a growing trade area



DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	11,336	128,044	366,516
Households	4,835	59,491	167,778
Average Household Income	\$190,756	\$152,140	\$154,055

 **JLL** SEE A BRIGHTER WAY

Brokerage
Disclosure

SAM ZAITZ
+1 303 931 1201
sam.zaitz@jll.com

JEFF FELDMAN
+1 214 568 7122
jeff.feldman@jll.com