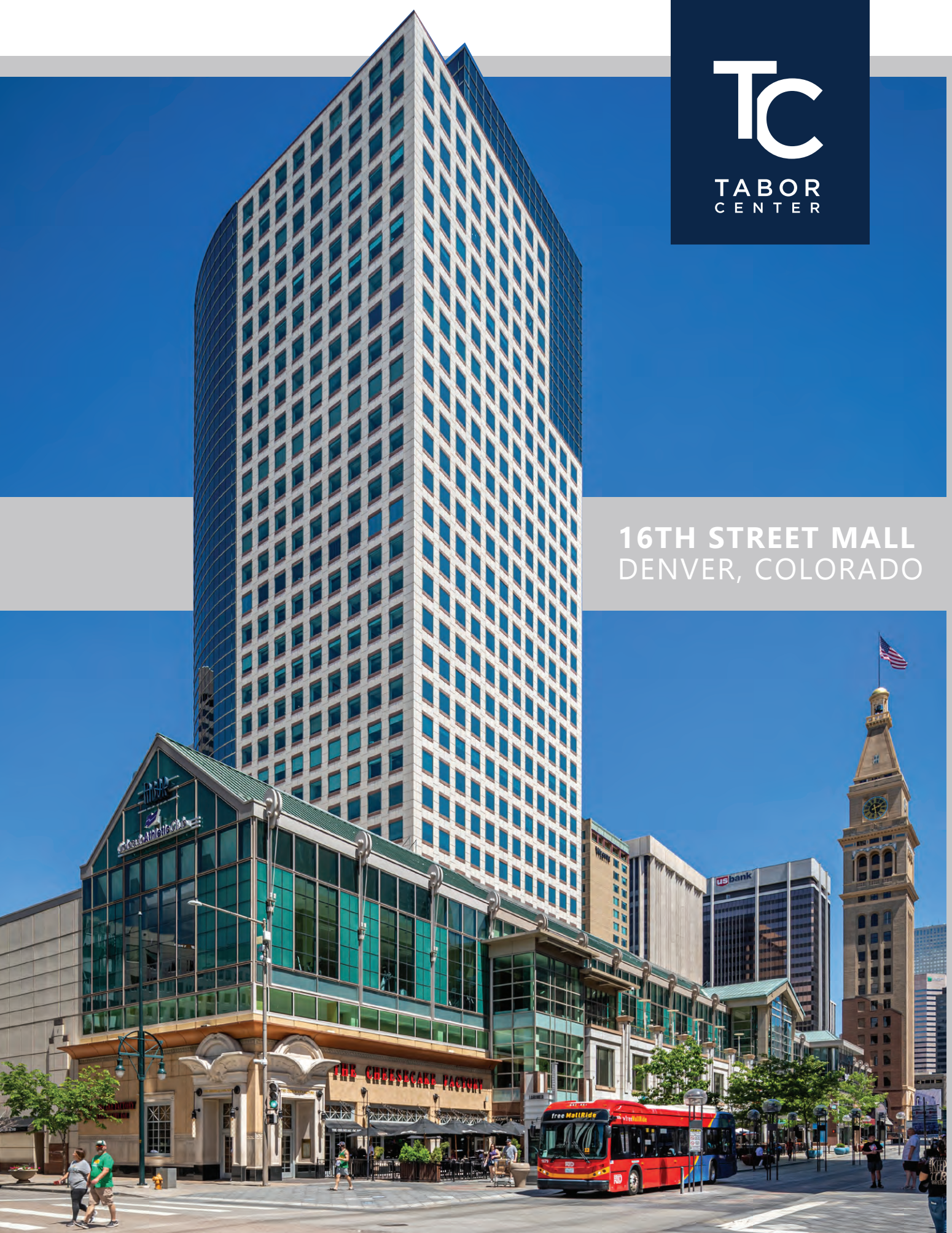


TC

TABOR
CENTER

16TH STREET MALL
DENVER, COLORADO





PRIME RESTAURANT & RETAIL SPACE

TABOR CENTER



PREMIER LOCATION
at the confluence of
LoDo & 16th Street Mall



DIRECT ACCESS
to RTD Bus, Free
MallRide, & Light Rail



COMBINE SUITES
for up to 13,824 SF of
retail/restaurant space

TABOR CENTER



PARKING GARAGE
features EV charging &
full service car wash



UPDATED AMENITIES
tenant lounge, meeting
rooms, & bike storage



OUTDOOR PLAZA
with picnic area &
new lush landscaping

SUPERIOR & UNMATCHED AMENITIES





16th Street Mall



16th Street Mall



Outdoor Plaza



Outdoor Plaza

PREMIER ADDRESS



within 1 mile

within 3 miles

within 5 miles



41,706
population

246,03

496,80

26,070
households

125,34

227,35



\$119K
avg househo

\$105K

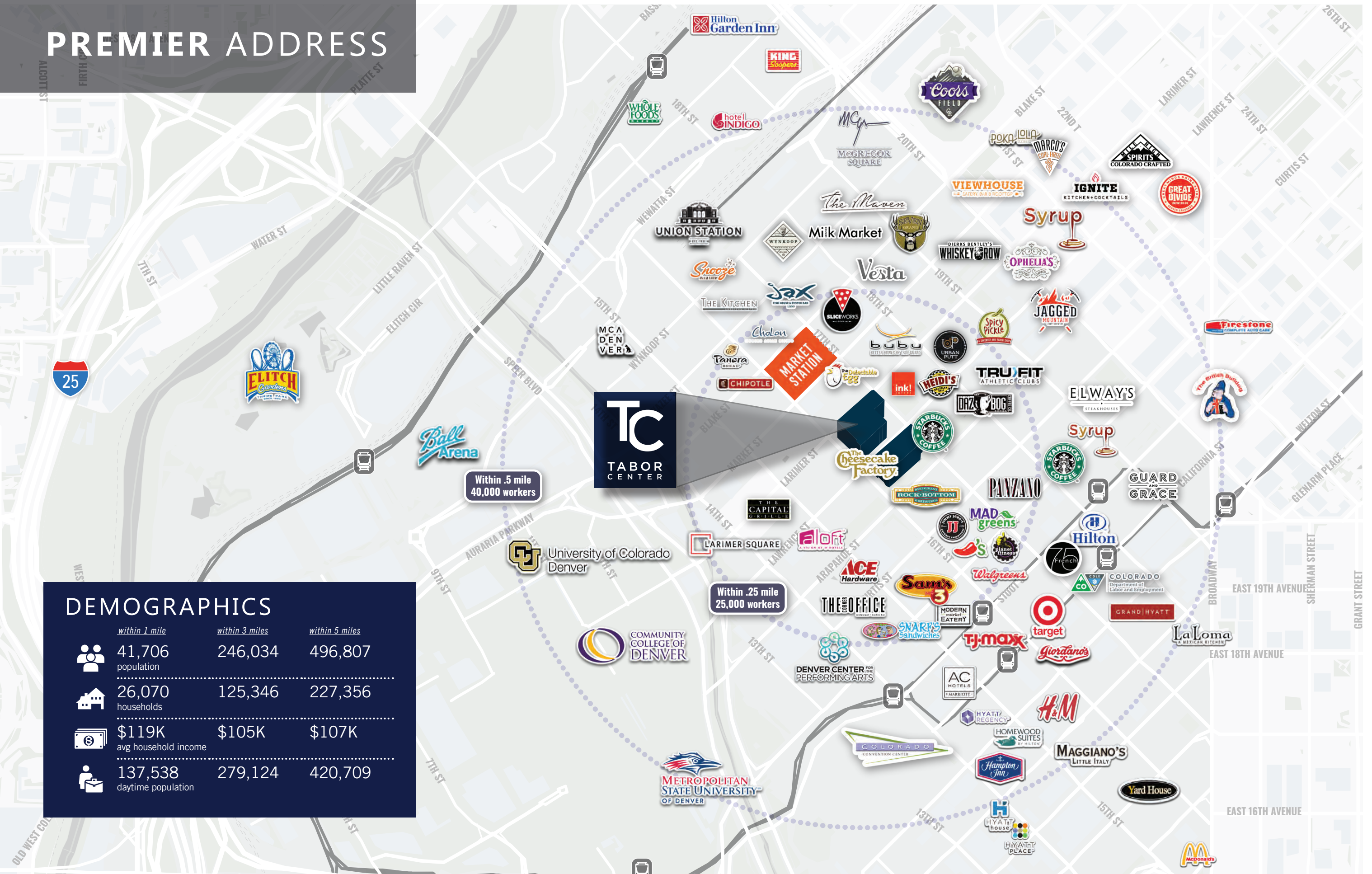
\$107K



137,53
daytime pop

279,12

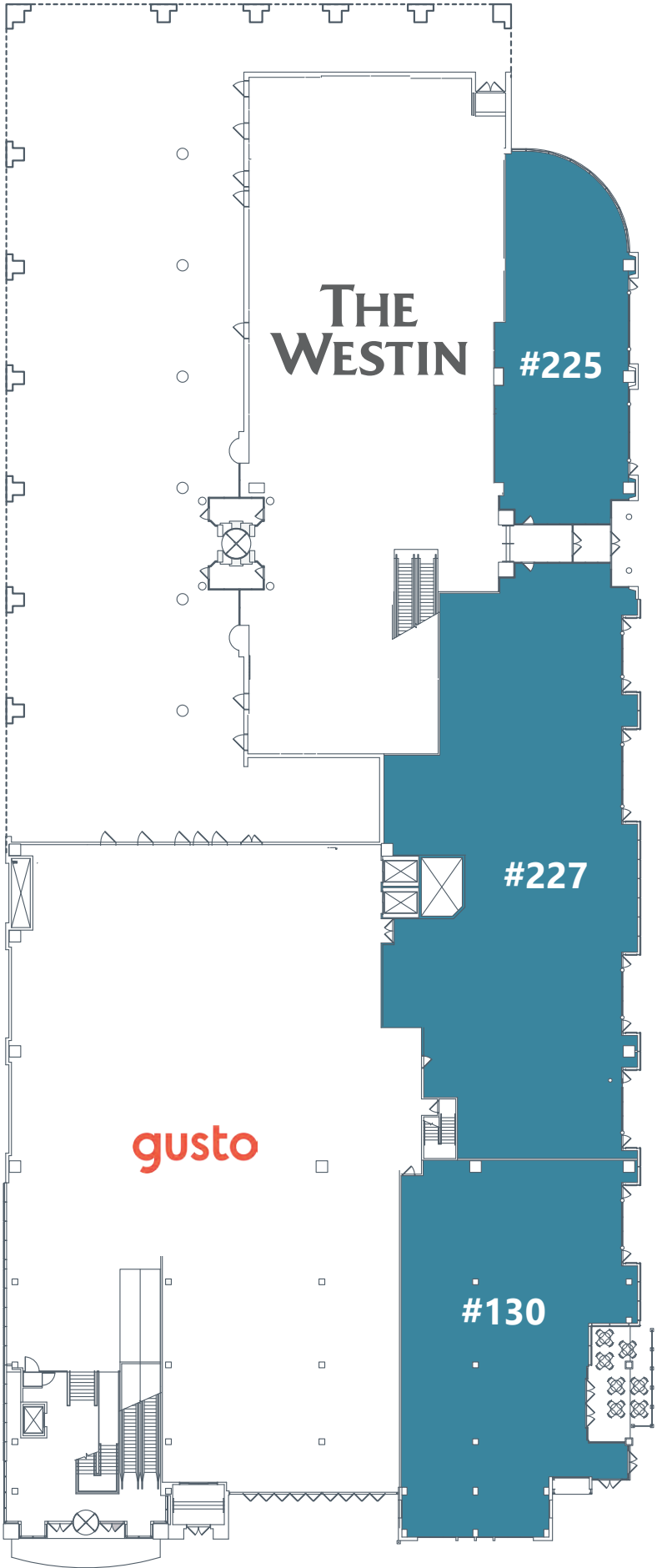
420,70



GROUND FLOOR RETAIL



LAWRENCE ST



SUITE 100 8,805 SF

- | Corner retail space
- | Lobby & street access
- | Mezzanine space
- | Floor to ceiling windows

SUITE 108 6,402 SF

- | 2nd generation restaurant
- | 16th Street Mall frontage
- | Lobby & street access
- | Floor to ceiling windows

SUITE 130 5,309 SF

- | Corner retail space
- | 16th Street Mall frontage
- | 2nd generation restaurant
- | Floor to ceiling windows

SUITE 225 3,287 SF

- | Corner retail space
- | 17th & Arapahoe
- | 12' slab to slab height
- | Floor to ceiling windows

SUITE 227 8,514 SF

- | In-line retail space
- | Direct hotel lobby access
- | 12' slab to slab height
- | Floor to ceiling windows



TABOR
C E N T E R

16TH STREET MALL | DENVER, COLORADO

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Brokerage Disclosure



BEACON
CAPITAL PARTNERS