

CRESCENT VIII



8350 E CRESCENT PKY
GREENWOOD VILLAGE, CO

Step into CRESCENT VIII

BUILDING HIGHLIGHTS



Built in 1995, Renovated
in 2025



New building
conference room



87,300 SF



New tenant lounge with
grab-and-go



25,000 SF
Floorplate



New lobby and corridors



4 Stories



Parking Ratio: 3.7/1,000 SF
(20% structured w/ executive garage)



9'2" finished ceiling
heights



Walkable to Bellevue Promenade
restaurants



New Lobby



New Tenant Lounge



New Spec Suite



New Conference Room





RESTAURANTS

1. YaYas Euro Bistro in Denver
2. Bird Bakery
3. Enso Sushi & Grill
4. Pokeworks
5. Ocean Prime- Denver Tech Center
6. La Loma
7. The Original Pancake House
8. Chiptole
9. Bryan, Aô's Dumpling House
10. Starbucks
11. Illegal Pete's- DTC
12. ASA Sushi
13. The Delectable Egg
14. Burnt End BBQ in Denver
15. Chianti Ristorante Italiano
16. Cafe One
17. Eddie V's Prime Seafood
18. Griffin Tavern
19. Snooze
20. Shanahan's Steakhouse
21. Bonefish Grill
22. Oliver's Italian
23. Hapa Suhsi Grill and Sake Bar
24. Darcy's Bistro & Pub
25. Mali Thai Cuisine
26. Teriyaki Madness
27. Ocho's Mexican Cocina
28. Potbelly
29. Black Rock Coffee Bar
30. Pint Brothers
31. Ruth's Chris Steak House
32. Urban Egg
33. Tap & Burger Bellevue Station
34. Le French DTC Bellevue Station

HOTELS

1. Hyatt Place Denver Tech Center
2. Hampton Inn & Suites Denver Tech Center
3. Fairfield Inn & Suites
4. Denver Marriott Tech Center
5. Hilton Garden Inn Denver Tech Center
6. Hyatt Regency Denver Tech Center

Drive Times

Centennial Airport	10 minutes
Downtown Denver	20 minutes
DIA	30 minutes
Boulder	45 minutes

CRESCENT VIII

8350 E Crescent Pky, Greenwood Village, Co

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**KNIGHTBRIDGE
CAPITAL**



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