



PARKER LANDING

3106 S. Parker Road, Aurora, CO 80014

Retail Space Available

±14,992 SF

Property Highlights



MOVE IN READY SPACE AVAILABLE

14,699 square feet of available space provides flexible configuration options for a variety of retail concepts.



53,000 VPD

Excellent visibility with high traffic counts on S. Parker Rod.



TRANSIT ORIENTED LOCATION

West of the Nine Mile Light Rail Station — the central hub of the I-225 corridor.



DIRECT HIGHWAY ACCESS

Immediate access to Interstate 270, ensuring maximum visibility and convenient ingress/egress for customers throughout the trade area.



Site Plan



3110	Wendy's	2,300 SF
3112A	SLW Veterinary	1,300 SF
3112B	Unique Jack Pizza	1,605 SF
A01	Sara's Market & Bakery	1,605 SF
A02	Appliance Emporium	1,232 SF
A03-A04	Afghan Carpet & Clothes	1,560 SF
A05	TG Eyebrow Threading	1,100 SF
A06	Afghan Mini Market	1,560 SF
A07	Yes Oro Jewelry	1,300 SF
A08	Carniceria Mi Mexico	2,600 SF
A10-A12	Star of India	3,948 SF
A14	Select Physical Therapy of Denver	2,400 SF
A16	American Family Insurance	1,161 SF
B01	Parker Learning Center	5,536 SF
C01	ARC Thrift Store	20,539 SF
C02	Sherwin Williams	8,671 SF
C03	AVAILABLE	14,992 SF
D01	Sonoda's Restaurant	3,155 SF
D02	At Guey Mexican Snacks	952 SF
D03	A-1 Shoe & Luggage Repair	1,099 SF
D04	Freddie's Barber Shop	1,020 SF
D05	Parker Cleaners	1,580 SF
D06	Aurora Rx	1,300 SF
D07	H&R Block	1,300 SF



FOR LEASING INFORMATION:

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