

# FOR LEASE | Infill Denver Office Building



[www.denverofficespace.com](http://www.denverofficespace.com)

2696 S. Colorado Blvd  
Suite 320  
Denver, CO 80222  
(303) 765-4344 O

John Fairbairn  
[john@denverofficespace.com](mailto:john@denverofficespace.com)  
(303) 226-4764

1780 S. Bellaire St. Denver, CO

FOR LEASE | \$22.00-\$28.00/SF/Full Service



## Building Information

### **Available Sizes:**

Suite 175- 819 RSF (Available 2/2019)

Suite 200- approx 4,500 RSF total

Suite 690 - approx 414 RSF  
(Available 8/2019)

Suite 800- 10,580 RSF (Available 8/2019)  
\$28.00/SF

## Property Highlights

Less than one (1) minute drive to I-25

Excellent retail and restaurant directly across the street, including Best Buy, Ross Dress for Less, DSW, Petco and Village Inn.

Beautiful western mountain views

Management on site

Move-in ready suites

Building signage available

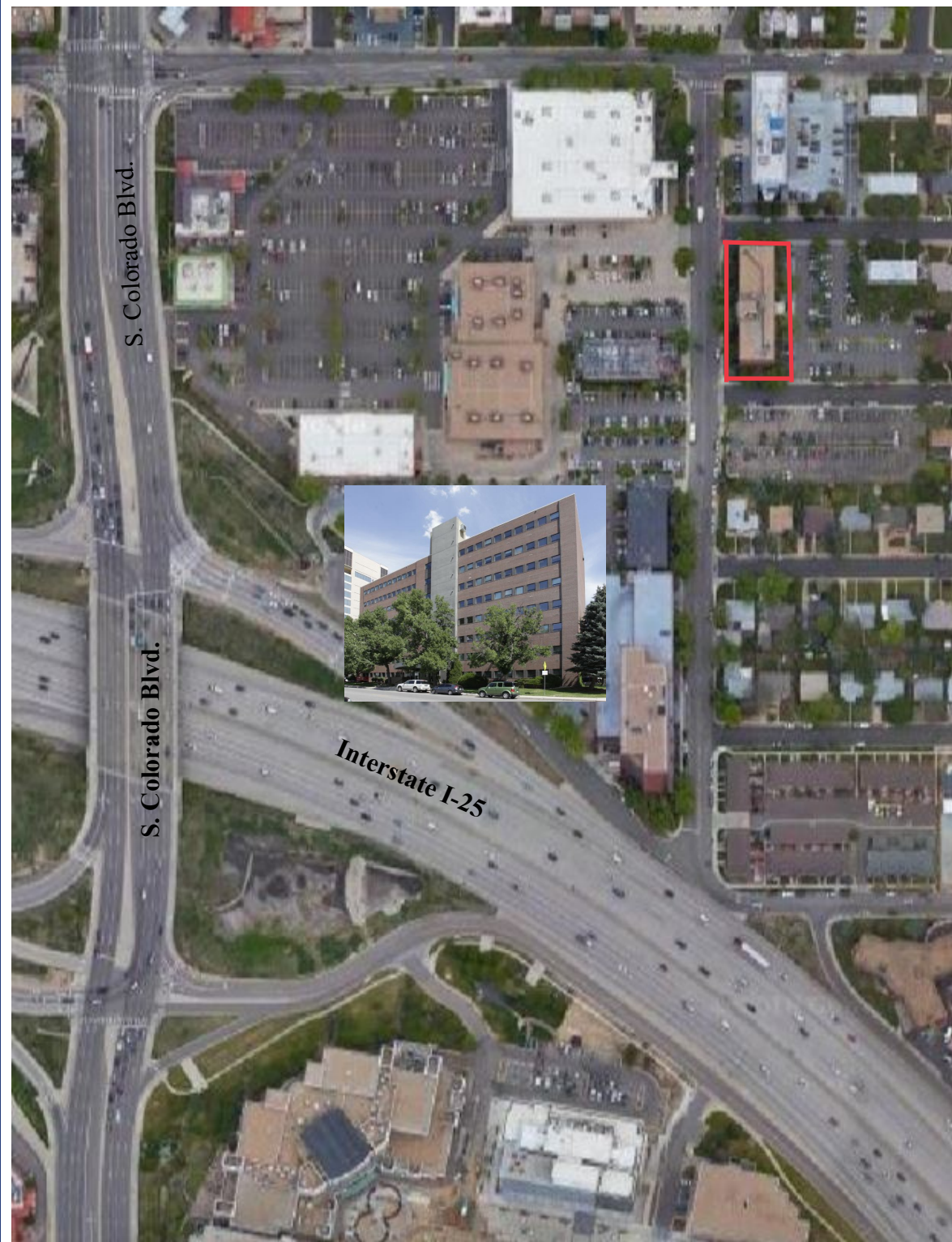
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# Available suites and floor plans

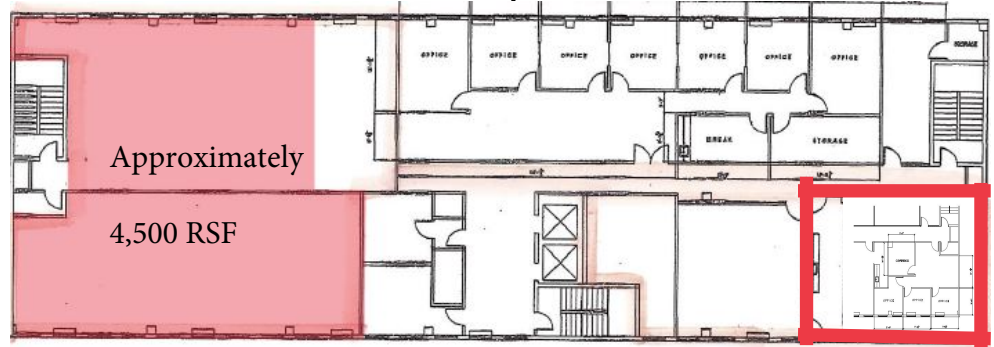


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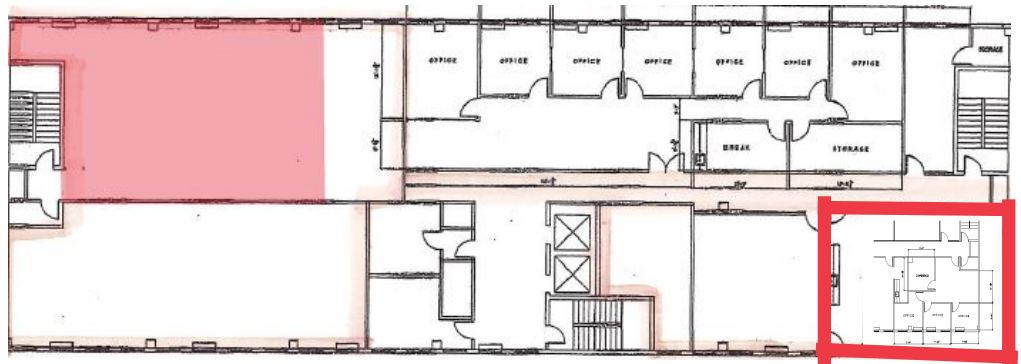
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## 2nd Floor Options

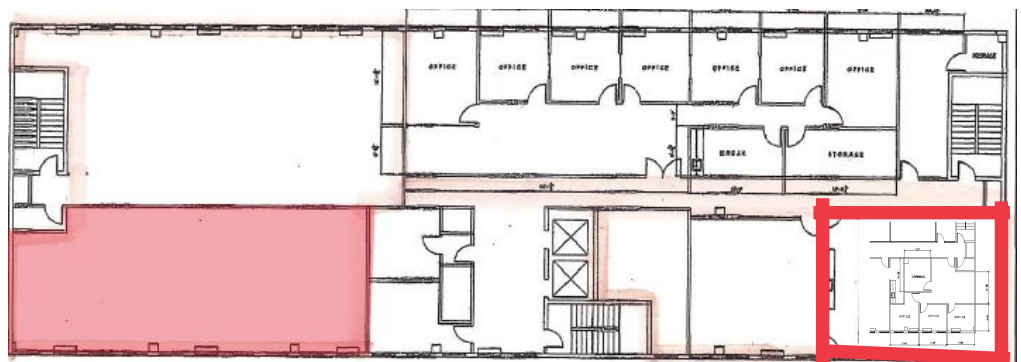
*Option 1*  
Approx 4,500 RSF  
or  
Suite 230 Spec Suite



*Option 2*  
Approx 2,200 RSF  
or  
Suite 230 Spec Suite



*Option 3*  
Approx 2,200 RSF  
or  
Suite 230 Spec Suite



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