

# OFFICE SPACE FOR LEASE



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

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

Rick Giarratano  
[rick@denverofficespace.com](mailto:rick@denverofficespace.com)  
(303) 226-4765

Mike Lindquist  
[mike@denverofficespace.com](mailto:mike@denverofficespace.com)  
(303) 226-4768

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

## Plaza 6000

6000 E Evans Avenue | Denver, CO | 80222



## Property Summary

**Building 1:** 35,355 SF

**Spaces Available:** 353 - 4,215 SF

**Building 2:** 35,355 SF

**Lease Rates:** \$14.50 - \$15.50/RSF/YR

**Building 3:** 35,355 SF

**Parking:** 3.5 : 1,000 RSF Surface

**Total Building Size:** 106,065 SF

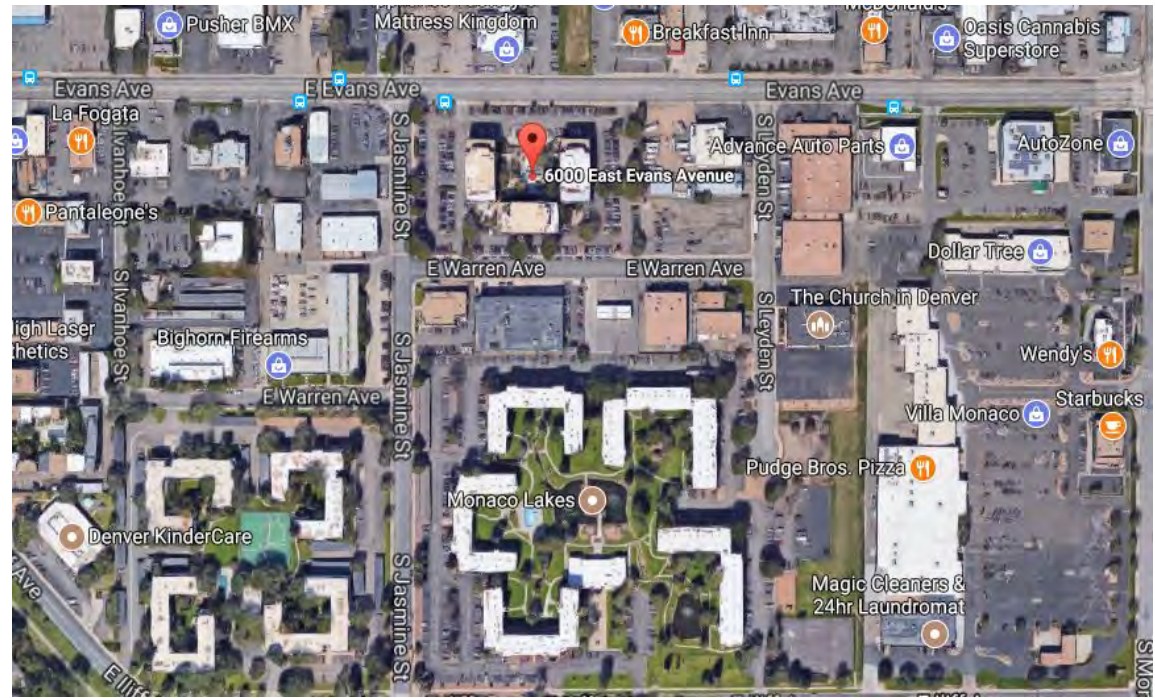
The information above has been obtained by sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to individually confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used for example only and do not represent the current or future performance of the property. The value of the transaction to you depends on tax and other factors, which shall be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine your satisfaction and the suitability of the property for your needs.

# AVAILABLE OFFICE SUITES



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

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



## Current Availabilities

Suite 1-100	n/a	3 office + Recept + Storage
Suite 3-204	1,345 SF	3-4 Office + Break + Recep + Storage
Suite 3-255	1,127 SF	4 Offices + Break/Storage + Reception
Suite 3-300	1,400 SF	Offices + Break/Storage + Reception
Suite 3-304	783 SF	2 Offices + Reception + Storage
Suite 3-014	1,660 SF	2 Office + Reception + Storage
Suite 2-260		3 office + Reception + Storage/Break
Suite 2-210	2,260 SF	n/a
Suite 2-020	353 SF	Storage
Suite 2-200	1,221 SF	4 Offices + Storage + Reception
Suite 2-221	3,052 SF	Open office attached to two
Suite 2-225	954 SF	3 Offices + Storage
Suite 2-231	1,050 SF	Large Open Office, Full Floor
Suite 2-235	1,159 SF	n/a
Suite 2-250	820 SF	3 Office + Reception + Storage
Suite 2-400	4,630 SF	Full Floor, 10 Offices + 2 Break Rooms
Suite 1-401	463 SF	Single office + Reception + Storage

## Building Features

\* MOVE IN READY SUITES \*

Great access to I-25

10 minutes to DTC

15 minutes to CBD

Numerous surrounding amenities including restaurants, fitness centers, banks, retail, and hotel options.

Covered parking available

Lush landscaping in a park-like setting

Monument and building signage available

Card-key access



**Rick Giarratano**  
[rick@denverofficespace.com](mailto:rick@denverofficespace.com)  
(303) 226-4765

&

**Mike Lindquist**  
[mike@denverofficespace.com](mailto:mike@denverofficespace.com)  
(303) 226-4768

&

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

The information above has been obtained by sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to individually confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used for example only and do not represent the current or future performance of the property. The value of the transaction to you depends on tax and other factors, which shall be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine your satisfaction and the suitability of the property for your needs.