

PARKER VALLEY CENTER - LOT 7



POWER CENTER SUMMARY

POWER CENTER AREA: 1.1 Million SF

MAJOR TENANTS:

Super Target	Super Wal-Mart	Home Depot
Kohl's	Sports Authority	Michael's
Office Depot	PetsMart	Bed, Bath & Beyond

PARKER VALLEY CENTER: 300,000 SF anchored by Super Target

BUILDING SUMMARY

BUILDING SIZE: 12,500 SF

ADDRESS: 11120 S. Twenty Mile Rd., Parker, CO 80134

AVAILABLE SPACE: 1,200 - 3,526 SF; endcap w/ attached 500 SF Patio; 73' bay depth

SIGNAGE: Single or dual building signage & monument signage

ACCESS & PARKING: Full-turn movement; 6.2:1 parking ratio

ECONOMIC SUMMARY

RATE: Available upon request

NNN: Available upon request

TI ALLOWANCE: Negotiable

DEMOGRAPHIC SUMMARY

DEMOGRAPHICS:	3-MILE	5-MILE
2010 Household Income:	\$110,699	\$116,698
2015 Est. Population:	79,299	117,994



Todd B. Faestel
Vice President
303-841-7600

tbf@faestelproperties.com
www.faestelproperties.com