

TAMARAC SHOPPING CENTER

7777 E HAMPDEN AVENUE

Denver, Colorado



FEATURES



TAMARAC SHOPPING CENTER

As exclusive agents, we are pleased to offer the following space for lease:

RETAIL FOR LEASE

SPACE AVAILABLE:

- 100% Leased

LEASE RATE

- Contact Broker

PROPERTY HIGHLIGHTS

- Dense residential with great access to DTC and I-225
- Surrounding national tenants include Whole Foods, Ace Hardware, Hand & Stone, Chick-fil-A
- Major intersection at Quebec & Hampden
- 100% Leased

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	23,120	140,548	384,743
Households	10,631	63,603	166,874
Average Household Income	\$90,150	\$90,759	\$94,925
Total Daytime Population	19,202	180,895	456,042

Source: Magnify Maps

TRAFFIC COUNTS

Hampden Ave: 43,952 vehicles per day
S Tamarac Dr: 18,303 vehicles per day

Source: 2016 MPSI Est.

E EASTMAN AVE

HAND & STONE
MASSAGE & SKIN CARE

China Beijing

ACE
The helpful place

BENIHANA

MURDOCK'S DOG GROOMING

EXTRA INNINGS

GIORGIO'S PIZZA

LAS CARAS MEXICAN GRILL

TARGET

S TAMARAC DR

CHASE

Chick-fil-A

BANK OF THE WEST

E HAMPDEN AVE



TENANT LIST

3295

A
C
D
E
F

Benihana

LEASE PENDING

Chick-fil-A

Bank of the West

LEASE PENDING

Hand & Stone Massage

K
O
P
Q
R
S

Ace Hardware

Max's Retail Liquors

Murdock's Dog Grooming

The Tailor's Studio

Extra Innings

Giorgio's Pizza

W

U-001

U-7293

LEASE PENDING

Target

JP Morgan Chase Bank

FOR FURTHER INFORMATION, PLEASE CONTACT:

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