AURORA PLAZA 15001-15293 E MISSISSIPPI AVENUE

Aurora, Colorado

FITNESS

ADVENTURE DENTAL VISION & ORTHODONTICS



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FEATURES



AURORA PLAZA

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

RETAIL FOR LEASE

SPACE AVAILABLE:

- 15001 7,200 SF
- 15081 7,900 SF >11,980 SF CONTIGUOUS
- 15087 4,080 SF
- 15241 7,032 SF
- 15251 4,826 SF

LEASE RATE

2019 EST. NNN'S \$8.00/SF

• \$10.00 - \$15.00/SF NNN

PROPERTY HIGHLIGHTS

- Great Tenant mix
- Ample Parking
- Excellent visibility

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	23,332	173,349	391,838
Households	8,473	64,025	147,374
Average Household Income	\$63,907	\$70,775	\$74,006
Total Daytime Population	24,649	148,580	347,833

Source: Magnify Maps



E MISSISSIPPI AVE

UNIT	TENANT	SF
15001	Available	7,200
15005	Ms. Lillie's Beauty Salon	1,240
15021	Tortisimas	1,140
15025	Lendmark Financial	2,380
15031	International Man	1,404
15033-35	Unltd Possibilities	3,402
15051	Advance America	2,263
15053	BMT Hair & Nails	1,209

UNIT	TENANT	SF
15055	AVIS Car Rental	1,352
15071-73	Happy Day Lrn Ctr	4,688
15075	The Book Niche	1,840
15081	Available	7,900
15087	Available	4,080
15091-A	Sally Beauty Supply	1,892
15091-B	Liberty Tax	1,391

	SF
nt-A-Center	6,500
ro Dental	10,330
inch Fitness	17,766
kel-A-Play	5,887
ony's Men Fashions	4,380
ntinental Cleaners	3,297
ailable	7,032
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UNIT	TENANT	SF
15251-53	Available	4,826
15261	Oreck Floor Care	1,493
15263	Boost Mobile	1,245
15271	L A Insurance	1,989
15281-83	Domino's Pizza	2,415
15293	Ken's Auto Service	4,900
15297	Wendy's	4,200

SITE PLAN

FOR FURTHER INFORMATION, PLEASE CONTACT:

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Strong Trade Intersection





1800 Larimer Street, Suite 1700, Denver, Colorado 80202 ngkf.com/retail Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, cental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.