

Park Centre Place

1885 West 120th Avenue, Westminster, Colorado 80234



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Retail Space Available

RATE \$20.00 psf
 NNN \$ 8.87 psf

Park Centre Place has an air of respectability with its contemporary flare. Its strong demographics, heavy traffic counts along 120th Ave, ample parking, and easy access from I-25, this shopping center is an opportunity worth pursuing.

Two opportunities have recently opened up that are now being offered, and can be available upon 30-days notice to existing tenant (see flip side of brochure). Please contact one of our seasoned brokers for further details.

Estimated Average Traffic Count (2006)

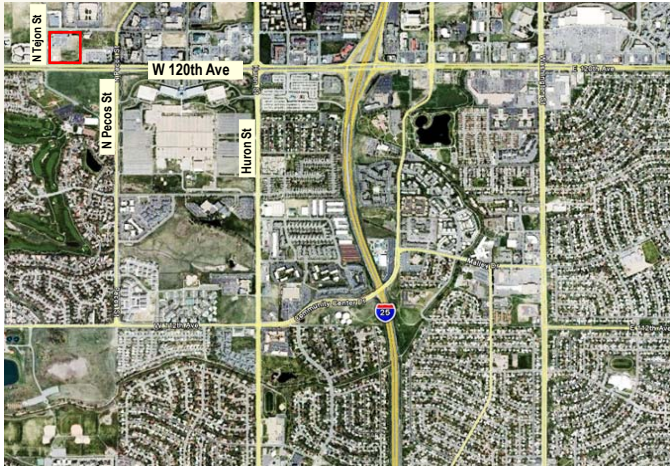
On West 120th Avenue at Tejon Street **40,300 VPD**

Area Demographics (2009)	1-Mile	3-Miles	5-Miles
Estimated Average Population	8,362	114,312	312,463
Estimated Average HH Income	\$83,700	\$85,034	\$83,030

Sources: Demographics, Costar Realty Information, Inc. (3/30/10)
 Traffic Count, DataMetrix (3/30/10)



6795 E TENNESSEE AVE, STE 601, DENVER, CO 80224
 Tim Hakes 720-880-2923
 Stephanie Keyes 720-880-2924
 www.weststarcommercial.com



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 PRKCP-011020

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**Please call for information:*

Stephanie Keyes 720-880-2924
 Tim Hakes 720-880-2923

Tenants

- 00 Vectra Bank
- 01 Snarf's
- 02 ***Avail** (1,184 sf - w/30-days notice)
- 03 Sheer Dimensions Salon
- 04 Dojo Karate
- 05 Kabbob
- 06 Hearing Rehab Center
- 07 Sports Bar
- 08 ***Avail** (2,309 sf - w/30-days notice)
- 09 Chiropractor
- 10 Allstate
- 11 Chiropractor
- 12 **Golf Tech**
- 13 **Golf Tech**

**Spaces are available w/30-day notice to existing tenants*

N Tejon Street



Site plan not drawn to scale

**UNDEVELOPED
 LAND**

W 120th Avenue