

→ DTC ←
PROMENADE

7935 & 7995 E. PRENTICE AVENUE, ENGLEWOOD



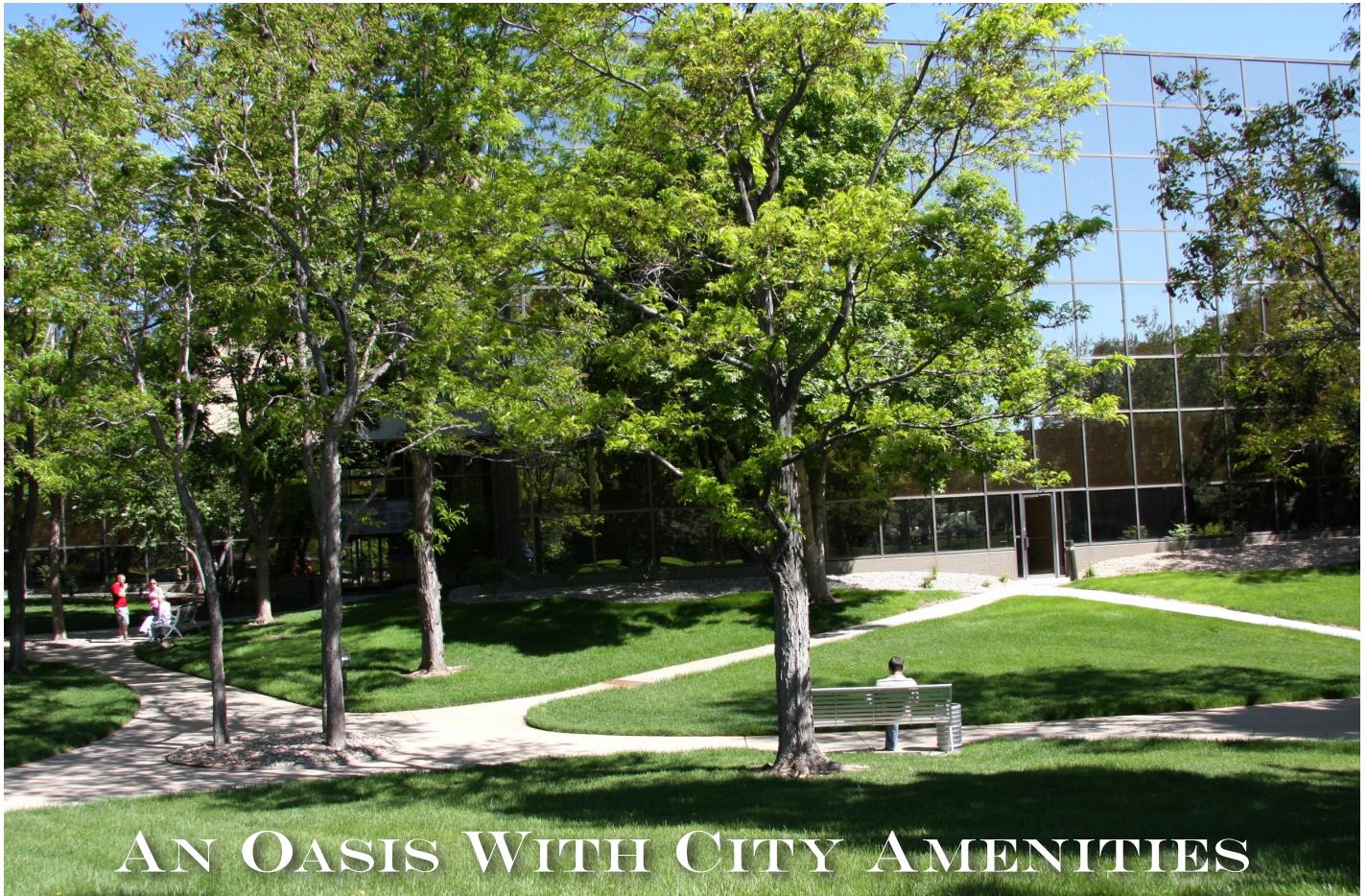
→ NEW SPEC SUITES COMING
FROM 1,900 - 9,000 RSF ←



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AN OASIS WITH CITY AMENITIES

PROPERTY HIGHLIGHTS

Spec suites under construction

- Prime Denver Tech Center location with Starbucks and other restaurants within walking distance
- Abundant free surface parking
- Nine-acre landscaped courtyard with a pond and outdoor seating
- Easy vehicular access from Bellevue and I-25

- New ownership, Melcor REIT, is well capitalized, broker-friendly and energized to make deals
- On-site property management
- Common area balconies on floors 2-4
- Complimentary building conference room for up to 25 people
- Convenient visitor parking on Prentice Avenue and behind both buildings

Owned and managed by:
MELCOR



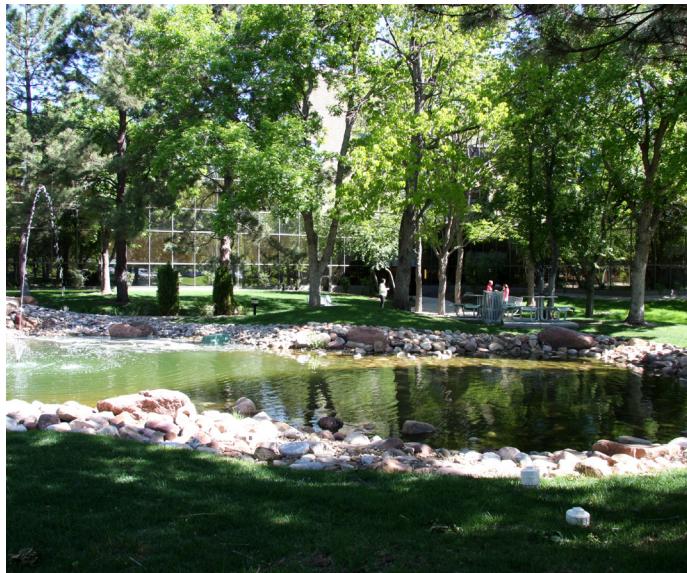
PROPERTY FEATURES

Address East Building
7995 E. Prentice Avenue
Englewood, Colorado 80111

West Building
7935 E. Prentice Avenue
Englewood, Colorado 80111

Number of Floors 4

Parking Ratio 3.5 : 1,000 SF



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WITHIN WALKING DISTANCE TO BELLEVUE PROMENADE AND DTC VILLAGE PLAZA



For more information, please contact:

Doug Wulf
Executive Managing Director
+1 303 312 4218
doug.wulf@cushwake.com

Dan Miller
Managing Director
+1 303 312 4272
dan.miller@cushwake.com

Andrew McCabe
Associate
+1 303 312 4253
andrew.mccabe@cushwake.com

1401 Lawrence Street, Suite 1100
Denver, Colorado 80202

T +1 303 292 3700
F +1 303 534 8270
cushmanwakefield.com

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