

S III

STANFORD PLACE III

4582 SOUTH ULSTER STREET | DENVER, CO

CBRE

 **STEELWAVE**

STANFORD PLACE

BUILDING INFORMATION

BUILDING SIZE  363,416 SF

FLOORS  17

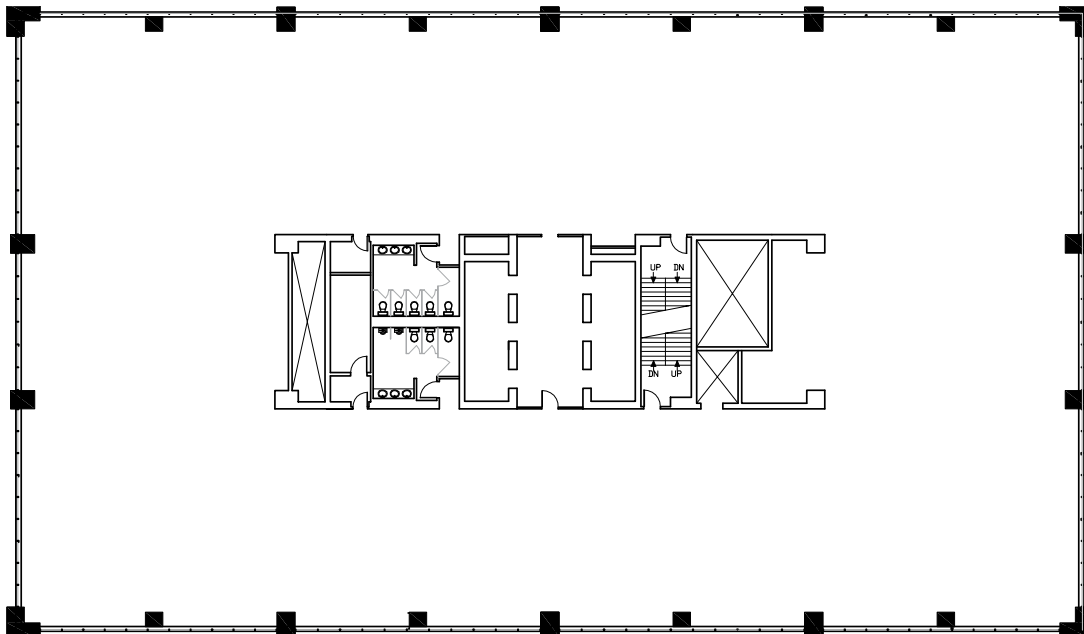
LEASE RATE  \$25-\$27/SF FSG

PARKING RATIO  3.2:1,000/SF

PARKING RATE  \$65.00/SPACE/MONTH



TYPICAL FLOOR PLATE





PROPERTY FEATURES

- Class A building located in the prestigious Denver Tech Center.
- The Link – new deli and collaborative common area with a Starbucks kiosk.
- Breathtaking views.
- Abundant visitor parking.
- Custom buildouts to accommodate a wide range of tenants.
- Functional floor plate to accommodate mid-to-full floor users.
- Close proximity to numerous hotels, restaurants and retail.
- Easy access to I-25 and I-225.
- RTD Light Rail access via the Belleview and Southmoor Stations.
- One block from major RTD Transfer Station.



NEARBY

Chipotle
 Starbuck's
 Larkburger
 Cool River Café
 Il Fornaio
 Bara Sushi

Pancake House
 Noodles & Co.
 Fat Willy's Restaurant
 Blue Ocean Café
 Genessee Coffee
 Fiocchi's Pizzeria

Great Northern Café
 Which Wich
 Baker Street Pub
 YaYa's
 Hyatt Place DTC



FOR MORE INFORMATION, PLEASE CONTACT

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