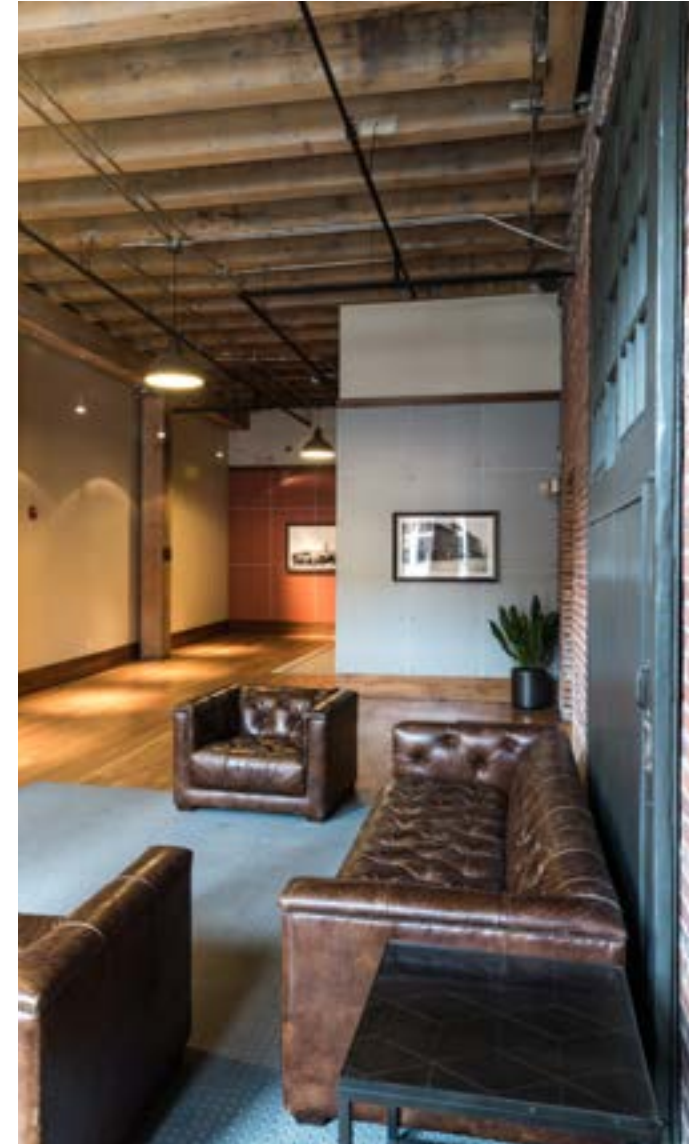


CLASSIC BRICK
AND TIMBER LOBBY

1ST FLOOR UNIQUE RETAIL
-OR- CREATIVE OFFICE SPACE



LINCOLN PROPERTY COMPANY

Scott Caldwell
Senior Vice President

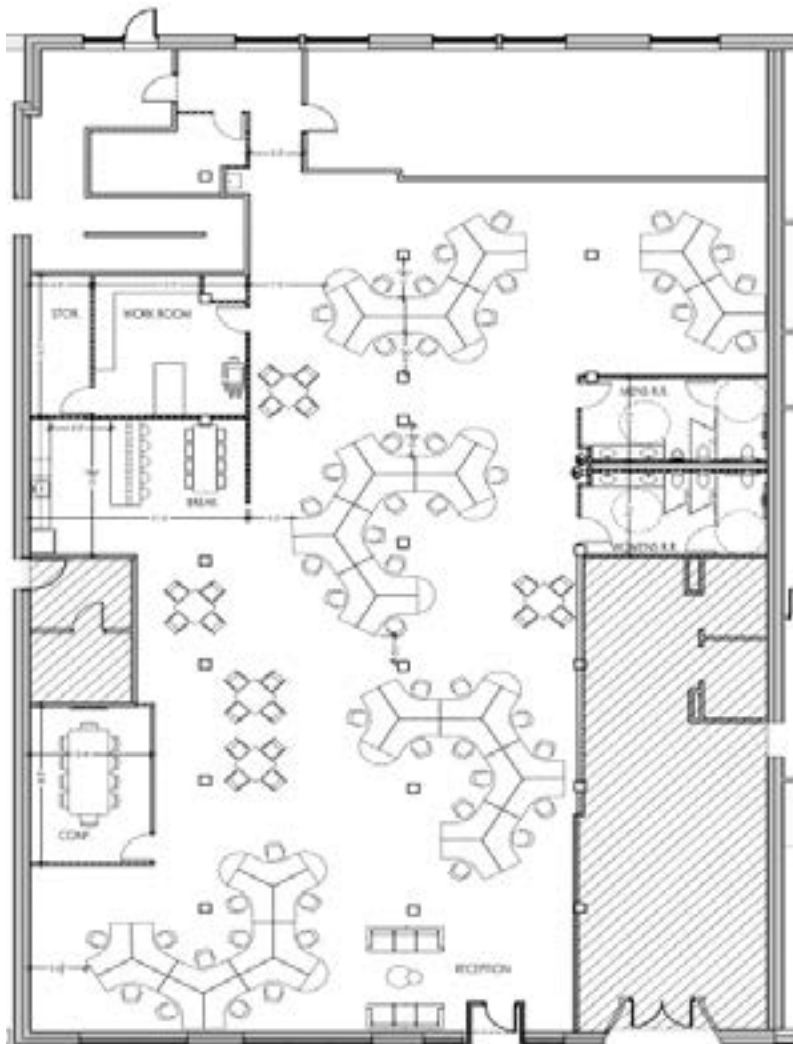
303.226.8205 | scaldwell@lpc.com

Mark Homlish
Vice President

303.226.8207 | mhomlish@lpc.com

FLOOR PLAN

6,635 SF



CREATIVE SPACE

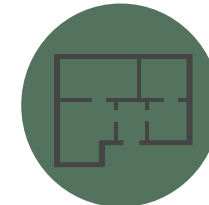




1/2 BLOCK FROM UNION
STATION



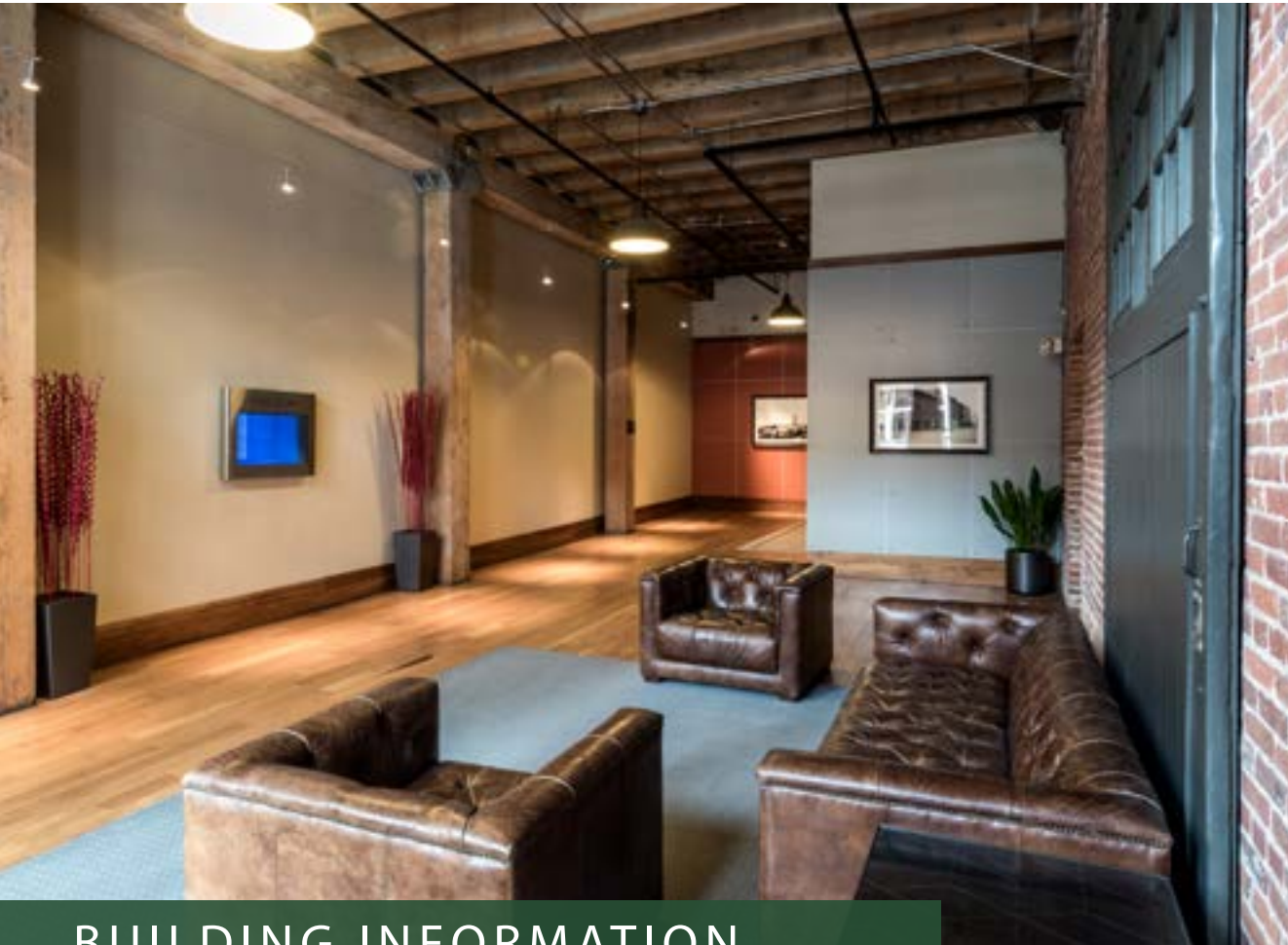
1/2 BLOCK FROM 16TH
STREET MALL



EXPOSED CEILING, BRICK
& TIMBER



UNDERGROUND
PARKING



BUILDING INFORMATION

- Four Story Office Building in LODO
- Year Built: 1895 | Renovated: 2001
- Parking Ratio: 1/1,000 SF
- 41 Underground Parking Spaces @ \$220/each
- Est. 2018 OPEX: \$14.10
- Asking Rates: \$38.00 - \$40.00 FSG