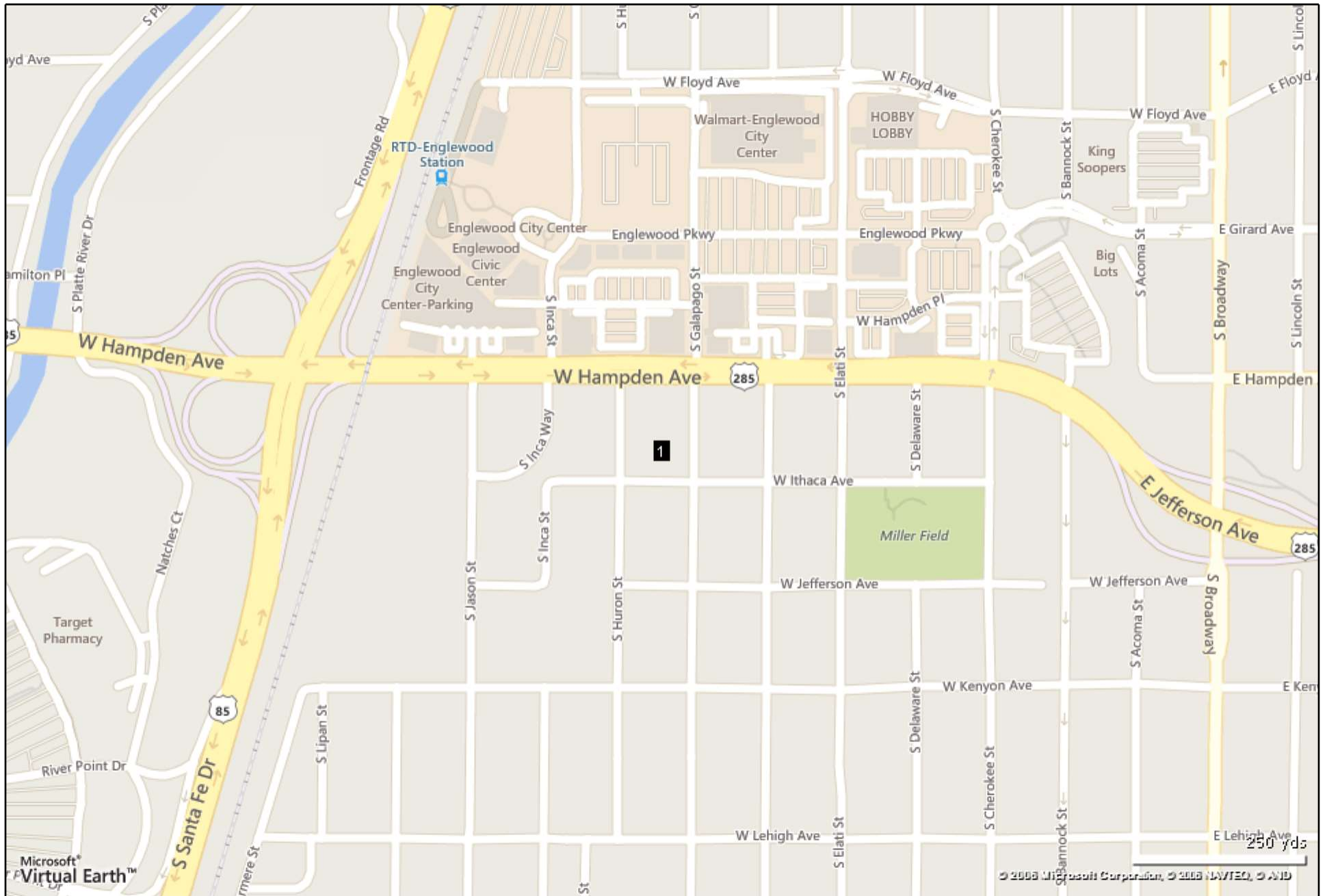

Hands-On Learning

PREPARED BY:



Rare Space Inc.
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750 W Hampden Ave - Hampden Center



Location: **AKA S Galapago St
Southwest Denver Cluster
Southwest Denver Submarket
Arapahoe County
Englewood, CO 80110**

Building Type: **Class B Office/Telecom Hotel/Data Hosting**

Status: **Built 1972, Renov 1998**

Stories: **5**

RBA: **142,666 SF**

Typical Floor: **25,093 SF**

Total Avail: **104,906 SF**

% Leased: **26.5%**

Developer: -
Management: **Omni Development, Inc.**
Recorded Owner: **Omni Development, Inc.**

Expenses: **2014 Tax @ \$0.81/sf; 2011 Ops @ \$6.54/sf**

Parcel Number: **2077-03-2-07-012**

Parking: **300 free Surface Spaces are available; Ratio of 5.00/1,000 SF**

Amenities: **24 Hour Availability, Metro/Subway, On Site Management, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
E BSMT / Suite B 100	21,785	21,785	104,906	\$18.00/fs	Vacant	Negotiable	Direct
P 1st / Suite 100	7,842	7,842	104,906	\$18.00/fs	Vacant	Negotiable	Direct
E 2nd / Suite 200	25,093	25,093	104,906	\$18.00/fs	Vacant	Negotiable	Direct
E 3rd / Suite 300	25,093	25,093	104,906	\$18.00/fs	Vacant	Negotiable	Direct
E 4th / Suite 400	25,093	25,093	104,906	\$18.00/fs	Vacant	Negotiable	Direct