

# ANB PLAZA

## 2nd AVENUE RETAIL | DENVER, CO

### PROPERTY OVERVIEW

2nd Avenue Retail | Cherry Creek North  
Retail Space | Hard Corner | 24,951 SF Available

### CHERRY CREEK STATISTICS SOURCE: CoStar, 2016

	1 Mile	3 Mile	5 Mile
Population	16,363	216,291	540,198
Households	8,774	115,313	248,553
2016 Avg HH Income	\$150,839.00	\$90,169.00	\$79,549.00



7,100 employees in Cherry Creek North



Denver's population growth is 9.6% since 2010 – 2.5 times the national rate



Ranked 4th in the nation for higher education



Median HH income has increased 15.6% since 2010



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# ANB PLAZA BUILDING ELEVATION



2nd Ave



Milwaukee Street



Alley Elevation



St Paul Street



## AVAILABLE:

- #1 2nd Avenue West: 7,940 RSF
- #2 2nd Avenue East: 8,205 RSF
- #4 St Paul Street: 4,620 RSF
- #5 ANB Tower North: 1,472 RSF
- #6 ANB Tower South: 2,714 RSF

**TOTAL: 24,951 RSF**

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