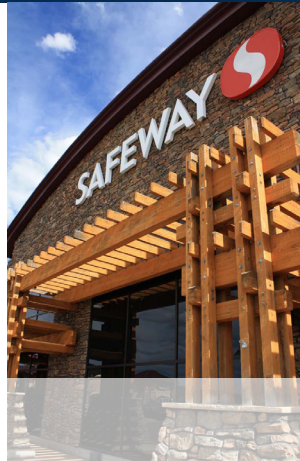


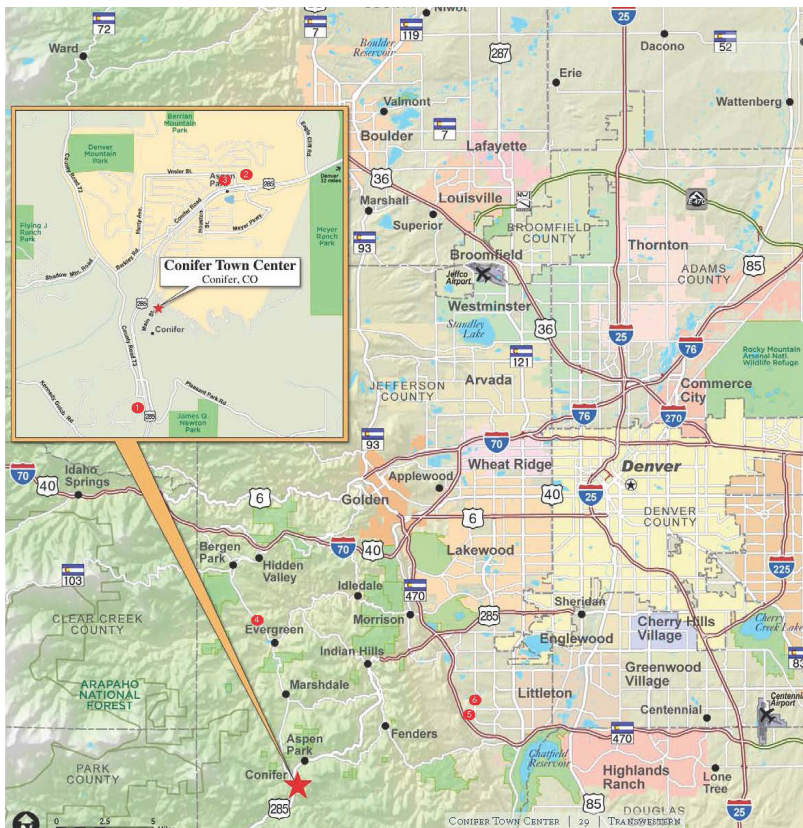
CONIFER TOWN CENTER

FOR LEASE

CONIFER, CO



27152-27180 MAIN ST.



PROPERTY FEATURES:

- Conifer Town Center consists of six buildings totaling 107,451 SF anchored by a 65,000 SF Safeway "Lifestyle" grocery store.
- The center has great access and visibility from Highway 285.
- The demographics are booming with high surrounding average household incomes.
- Now offering flexible lease terms!

DEMOGRAPHICS:

	1 mi	3 mi	5 mi
Population	490	5,196	14,024
Households	200	2,033	5,590
Average HH Income	\$122,345	\$130,331	\$132,823
Median HH Income	\$103,268	\$103,324	\$102,326

TRAFFIC COUNTS:

Hwy 289 North of Pleasant Park Road 24,900 VPD

FOR MORE INFORMATION, PLEASE CONTACT JACK GIBBONS

972.417.5835 ext. 7023

JGIBBONS@TABANIGROUP.COM

CONIFER TOWN CENTER

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CONIFER TOWN CENTER

FOR LEASE

CONIFER, CO

SITE PLAN & AVAILABILITY:



100. Conifer Liquors 3,800 SF
105. AVAILABLE 898 SF
110. AVAILABLE 1,600 SF
115. Harmony Nails 1,200 SF
120. AVAILABLE 1,400 SF

125. AVAILABLE 1,400 SF
130. AVAILABLE 1,400 SF
135. Great Clips 1,400 SF
140. AVAILABLE 1,520 SF
145. Aspen Perk Cafe 2,575 SF

100-105/110-125. A Borgata 5,537 SF
200. Home Entertainment 1,755 SF
205. Dry Cleaning 1,400 SF
210. AVAILABLE 1,286 SF
215. AVAILABLE 1,295 SF

220. AVAILABLE 1,400 SF
225. Relax Salon 1,755 SF
27152. Safeway 65,000 SF
27102. Safeway Gas 800 SF

CONIFER TOWN CENTER