
AmeriFirst Financial

PREPARED BY:



Rare Space Inc.

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2460 W 26th Ave - Diamond Hill Bldg C - Diamond Hill Office Complex



Location: **Diamond Hill Bldg C**
West Denver Cluster
West Denver Submarket
Denver County
Denver, CO 80211

Building Type: **Class B Office**

Status: **Built 1972, Renov 1992**

Stories: **5**

RBA: **105,889 SF**

Typical Floor: **23,175 SF**

Total Avail: **2,981 SF**

% Leased: **98.3%**

Developer: -
 Management: **Rosemont Realty, LLC**
 Recorded Owner: **Diamond Hill Associates LTD**

Expenses: **2014 Combined Tax/Ops @ \$7.45/sf; 2009 Est Ops @ \$6.47/sf**

Parcel Number: **2321-01-017**

Parking: **100 Surface Spaces are available; 200 Covered Spaces @ \$50.00/mo; Ratio of 3.00/1,000 SF**

Amenities: **Conferencing Facility, Controlled Access, On Site Management, Restaurant**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd / Suite 265-C	1,848	1,848	1,848	\$21.00-\$23.00/fs	Vacant	Negotiable	Direct
P 3rd / Suite 370 C	1,133	1,133	1,133	\$21.00-\$23.00/fs	30 Days	Negotiable	Direct

