

11800 Ridge Pky - The Views I - The Views I & II



Location: **The Views I**
AKA 11802 Ridge Pky
Broomfield Cluster
Broomfield County Submarket
Broomfield County
Broomfield, CO 80021

Developer: **Level 3 Communications, LLC**
 Management: **Newmark Grubb Knight Frank**
 Recorded Owner: **Ridge Parkway Land Llc**

Building Type: **Class A Office**

Status: **Built Sep 2001**
 Stories: **5**
 RBA: **168,000 SF**
 Typical Floor: **33,600 SF**
 Total Avail: **116,222 SF**
 % Leased: **70.9%**

Expenses: **2015 Tax @ \$3.56/sf; 2013 Ops @ \$6.36/sf, 2010 Est Ops @ \$5.43/sf**
 Parcel Number: **1717-06-1-04-001**
 Parking: **700 free Surface Spaces are available; Ratio of 4.00/1,000 SF**
 Amenities: **Energy Star Labeled, Restaurant**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 100	6,923	6,923	6,923	\$16.00/nnn	Vacant	1-5 yrs	Direct
P 1st / Suite 140	6,379	6,379	6,379	\$16.00/nnn	Vacant	1-5 yrs	Direct
E 2nd / Suite 200	36,353	36,353	71,913	\$16.00/nnn	07/2016	2-10 yrs	Direct
E 3rd / Suite 300	35,560	35,560	71,913	\$16.00/nnn	Vacant	Negotiable	Direct
P 4th / Suite 450	14,607	14,607	14,607	\$16.00/nnn	30 Days	2-10 yrs	Direct
P 5th / Suite 525	7,560	7,560	7,560	\$16.00/nnn	30 Days	2-10 yrs	Direct
P 5th / Suite 550	8,840	8,840	8,840	\$16.00/nnn	30 Days	2-10 yrs	Direct

