

1400-1498 Larimer St - Larimer Square



Location: **Larimer Square**
Downtown Cluster
LoDo Submarket
Denver County
Denver, CO 80202

Building Type: **Class B Office**

Status: **Built 1889, Renov 2000**

Stories: **4**

RBA: **114,936 SF**

Typical Floor: **28,734 SF**

Total Avail: **14,263 SF**

% Leased: **0%**

Developer: -
 Management: **Larimer Square**
 Recorded Owner: **Renshan, L.P.**

Expenses: 2009 Tax @ \$2.18/sf; 2010 Ops @ \$5.49/sf, 2004 Est Ops @ \$3.21/sf

Parcel Number: **2345-36-001, 2345-36-002, 2345-36-003, 2345-36-004, 2345-36-008, 2345-36-024**

Parking: **Covered Spaces @ \$225.00/mo**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 1416-300	1,398	1,398	1,398	\$38.00/fs	30 Days	Negotiable	Direct
P 1st / Suite 1430-300	938	938	938	\$38.00-\$40.00/fs	Vacant	Negotiable	Direct
P 2nd / Suite 1404 - 200	1,102	2,473	9,050	\$34.00/fs	Vacant	Thru Sep 2018	Sublet
P 2nd / Suite 1404 - 201	1,371	2,473	9,050	\$30.00/fs	Vacant	Thru Aug 2017	Sublet
P 2nd / Suite 1415-205	218	218	218	\$38.00/fs	Vacant	Negotiable	Direct
P 2nd / Suite 1416-202	415	415	415	\$38.00/fs	Vacant	Negotiable	Direct
P 3rd / Suite 1404 - 300	5,538	6,577	9,050	\$34.00/fs	Vacant	Thru Sep 2018	Sublet
P 3rd / Suite 1415-200	2,000	2,000	2,000	\$38.00/fs	Vacant	Negotiable	Direct
P 3rd / Suite 1416 - 301	1,039	6,577	9,050	\$30.00/fs	Vacant	Thru Sep 2018	Sublet
P 3rd / Suite 1430-303	244	244	244	\$45.00/fs	Vacant	Negotiable	Direct