

# 4601 DTC Blvd - 4601 DTC Blvd - Denver Tech Center



Location: **4601 DTC Blvd**  
**SWC DTC/Tufts**  
**Southeast Denver Cluster**  
**Denver Tech Center Submarket**  
**Denver County**  
**Denver, CO 80237**

Building Type: **Class A Office**

Status: **Built 1982**

Stories: **10**

RBA: **247,741 SF**

Typical Floor: **23,108 SF**

Total Avail: **78,200 SF**

% Leased: **87.8%**

Developer: **Miller Global Properties, LLC**  
 Management: **LBA Realty**  
 Recorded Owner: **LBA Realty Fund II-WBP LLC**

Expenses: **2017 Combined Tax/Ops @ \$11.36/sf; 2011 Est Ops @ \$6.78/sf**

Parcel Number: **7091-00-012**

Parking: **Covered Spaces @ \$50.00/mo; Reserved Spaces @ \$75.00/mo; Ratio of 4.00/1,000 SF**

Amenities: **Commuter Rail, Conferencing Facility, Energy Star Labeled, Fitness Center, Food Service, On Site Management**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
E 4th / Suite 500	23,000	23,000	46,000	\$23.00/fs	90 Days	Thru Jul 2020	Sublet
E 5th / Suite 500	23,000	23,000	46,000	\$23.00/fs	90 Days	Thru Jul 2020	Sublet