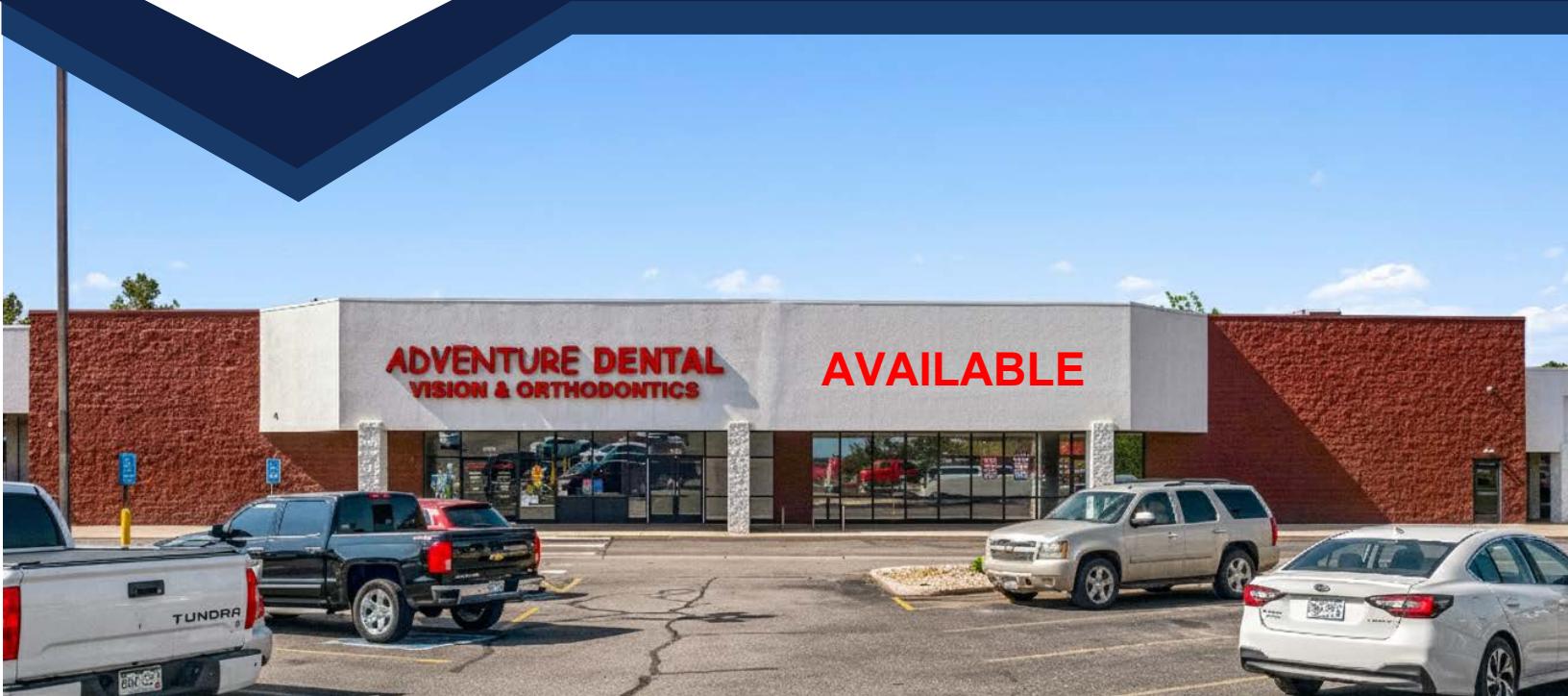




FOR LEASE Aurora Plaza

15001-15293 E. Mississippi Avenue, Aurora, CO 80012



Retail Space For Lease

Suite 15071: 4,688 SF

Suite 15081: 5,392 SF

Suite 15081A: 2,528 SF

Suite 15141: 18,000 SF

Lease Rate: \$12.00 - \$18.00 SF NNN

Estimated NNN: \$7.50/SF

Building Area: 115,446 SF

Lot Area: 10.60 Acres

Parking Spaces: 450

Parking Ratio: 3.89/1,000 SF

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PRIME MANAGEMENT

FOR LEASE

Aurora Plaza

15001-15293 E. Mississippi Avenue, Aurora, CO 80012

Demographics

	1 Mile	3 Miles	5 Miles
2023 Population	23,564	172,804	392,326
Traffic Counts			
E Mississippi Ave	47,000 VPD	S Chambers Road	41,000 VPD

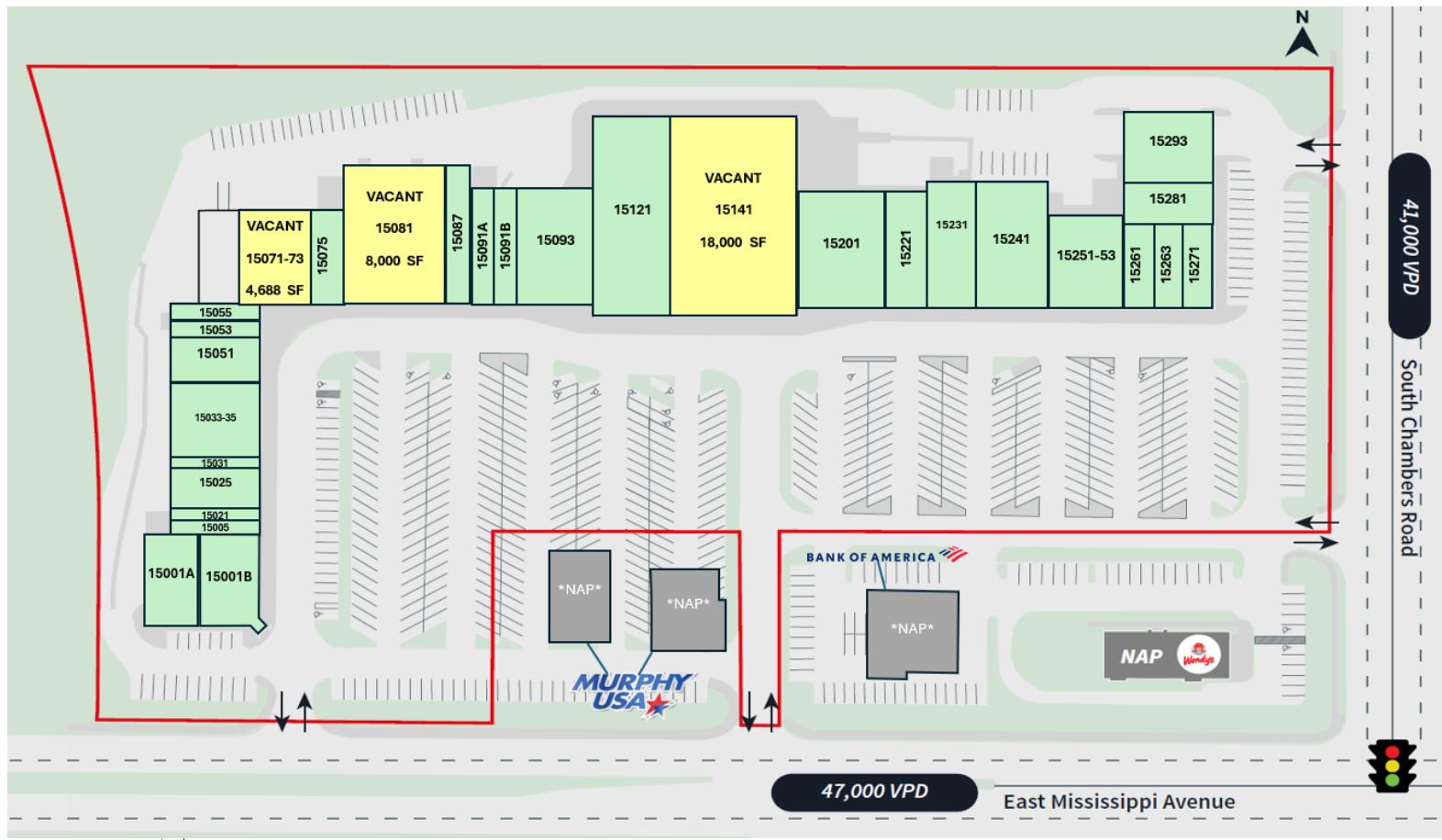
Availability

Tenant	Suite	Sqft
HealthOne Carenow	15001	3,600
Aurora Hills Animal Hospital	15001A	3,600
Lillie's Beauty Salon	15005	1,240
Torismas	15021	1,140
Lendmark Financial Services	15025	2,380
International Eyebrows	15031	1,404
Adult Daycare	15033/15035	3,402
Fyzical Therapy	15051	2,263

Tenant	Suite	Sqft
Uyen Allred and Jerry Allred	15053	1,209
Avis Budget Car Rental	15055	1,352
Happy Day Learning Center	15071	4,688
The Book Niche	15075	1,840
VACANT	15081A	8,000
RBH3 LLC	15087	4,080
Sally Beauty Supply	15091A	1,892
Kolfe Market	15091B	1,391

Tenant	Suite	Sqft
Rent-A-Center West	15093	6,500
Hero Dental of Aurora	15121	10,330
VACANT	15141	18,000
Nickel-A-Play No. 6	15201	5,887
Ebony's Men Fashions	15221	4,380
Continental Cleaners	15231	3,297
Kid-to-Kid	15241	7,032
Denver Carom Café	15251	4,826

Tenant	Suite	Sqft
Ury Enterprises	15261	1,493
Nextbar Communications	15263	1,245
LA Insurance Agency	15271	1,989
Dominoes Pizza	15281/15283	2,415
Ken's Auto Service	15293	4,900



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