Solaire Shoppes

8801-9031 Harlan Street, Westminster CO

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� **View Map**

Become a Part of the Future of Downtown Westminster

Suite	Size	Rate
8879	2,076 sq. ft.	$15.00 NNN
8881	1,863 sq. ft.	$15.00 NNN
8951	2,390 sq. ft.	$15.00 NNN
8971A	5,500 sq. ft.	$13.00 NNN
8991A	10,268 sq. ft.	$10.00 - $12.00 NNN
Expenses / sq. ft.		$4.32

– Extensively Upgraded; New Facade, Energy Efficient

– Low Operating Costs Due to New Solar, LED Lighting

– Located Adjacent the New Westminster Downtown Redevelopment and Future RTD Fastracks Station, Located on RTD Route #31

– High Visibility - 26,000 Cars per Day (2016 CoStar Estimate)

Current Tenants at Solaire Shoppes

9031 - Lucero's Mexican Restaurant

9027 - Hong Fu Chinese Restaurant

9021 - Vida Salon

9017 - Right Fit Alterations

9011 - Signarama

9001 - Synergy Martial Arts

8991B - Cortiva Institute

8991A - Available Now - 10,268 sq. ft.

8971B - Frontier Pharmacy

8971A - Available Now - 5,500 sq. ft.

8951 - Available 4/1/19 - 2,390 sq. ft.

8941 - U Name It

8931 - Kokopelli Beer Company

8911 - Salon Priority One

8901 & 8991 - Akihabara, Inc.

8881 - Available Now - 1,863 sq. ft.

8879 - Available Now - 2,076 sq. ft.

8861 - CrossFit Undeniable

8841 - Rockstar Pole Fitness

8831 - The Soccer Stop

8821 - Elemental Vapor Bar

8811 - Harbor Church

8801C - Men's Wearhouse

8801 - Mile High Mattress

Conceptual
Site Plan
Prepared by: Sarah Nurmela, City of Westminster
8/17/15

Solaire Shoppes

CENTRAL PLAZA

WESTMINSTER COLORADO
ECONOMIC DEVELOPMENT OFFICE

Costco

Lowes Plaza

92nd Avenue
91st Avenue
90th Avenue
89th Avenue
88th Avenue

Harlan Way
Harlan Street
Central Avenue

Westminster Boulevard
Fenton Street
Eaton Street
Benton Street

B-6 1.7 ac
C-7 1.6 ac
D-5 4.0 ac
D-6 0.73 ac
A-5 2.1 ac
B-7 3.2 ac
C-6 2.3 ac
D-4 1.8 ac
B-5 4.3 ac
A-4 2.0 ac
C-5 2.9 ac
D-3 1.7 ac
B-4 2.9 ac
A-3 3.0 ac
B-3 2.3 ac
C-4 2.4 ac
D-2 3.9 ac
A-2 3.6 ac
B-2 3.6 ac
C-2 2.2 ac
D-1 4.6 ac
A-1 4.6 ac
B-1 1.4 ac
C-1 1.3 ac
C-3

JC Penney
US Bank
Olive Garden
Brunswick Bowling
Existing Professional Office

East Park
West Park
Center Park
South Park

Central Avenue
Park Place
Benton Blvd.
Sheridan Boulevard

33,796 VpD
23,240 VpD
118,000 VpD
53,789 VpD

36
16 miles to Boulder
12 miles to Denver

US 36 Bikeway
US 36/Sheridan Bus Rapid Transit Station East
US 36/Sheridan Bus Rapid Transit Station West
Existing Pedestrian Overpass
Future Underpass
Future Trail
Future FasTracks Commuter Rail Station
US 36 B

The information included has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it.

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