

CURTIS PARK OFFICE BUILDING FOR SALE - \$1,390,000

CURTIS PARK NONPROFIT CENTER

929 29th Street, Denver, CO 80205



OFFERING SUMMARY

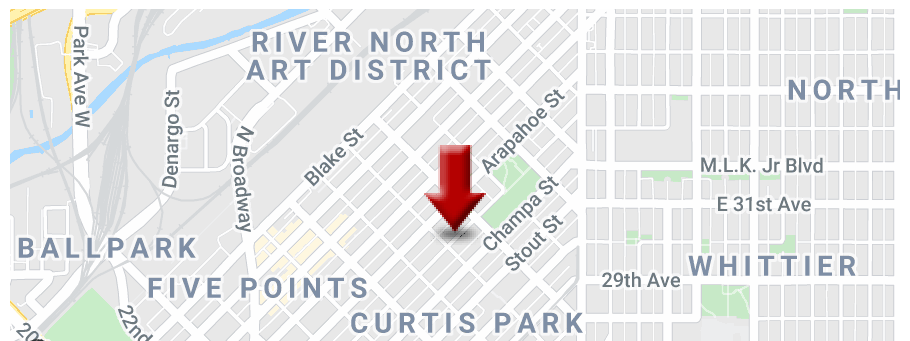
SALE PRICE:	\$1,390,000
BUILDING SIZE:	6,624 SF
BUILD/RENOVATED:	1885/2012
ZONING:	U-RH-2.5
ANNUAL RENTAL INCOME:	\$18,630
PROPERTY TAXES	\$27,330

PROPERTY OVERVIEW

This is a rare opportunity for a user to own a multi-functional office building in the Curtis Park neighborhood. The Curtis Park Nonprofit Center is currently utilized as a multi-tenant facility for nonprofit organizations, and is a known community asset in the Five Points/Curtis Park neighborhood of Denver. The property is no longer being offered subject to a ground lease in favor of the seller, and the asking price is significantly below the property's recent appraised value.

LOCATION OVERVIEW

Subject property is located on the corner of 29th Street & Curtis Street.



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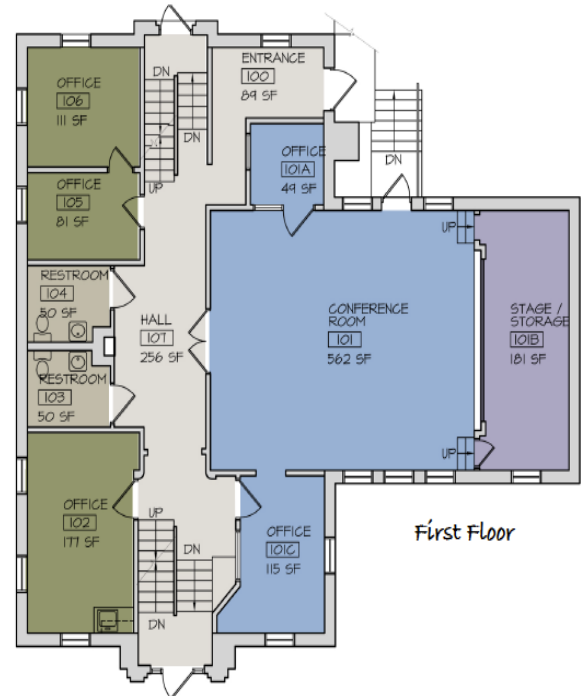
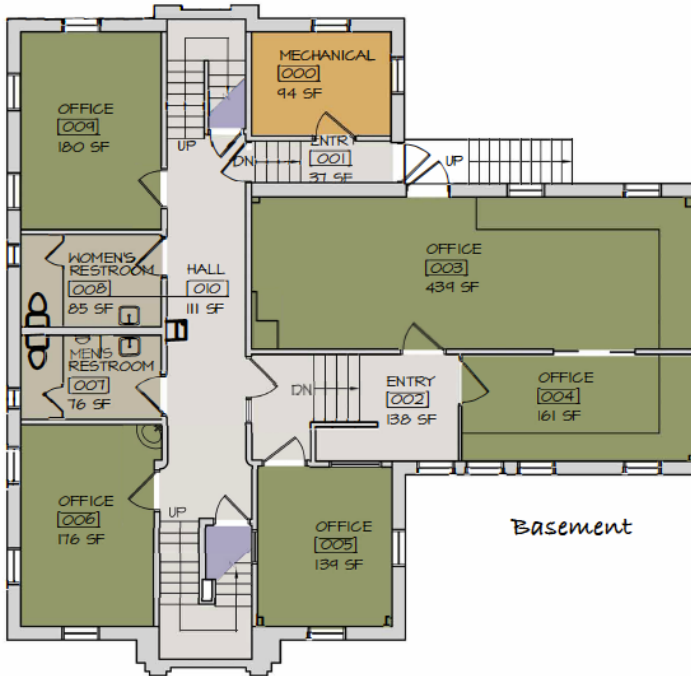
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OFFICE FOR SALE

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