Location Aerial



Demographics

	1 Mile	3 Miles	5 Miles
Population:	15,561	90,722	132,825
Average HH Income:	$65,736	$67,508	$69,414
Daytime Population:	13,874	100,952	134,202

Source: ESRI 2017 Estimates

Traffic Counts

W. 10th St. East of 35th Ave.:	28,000 VPD
W. 10th St. West of 35th Ave.:	26,723 VPD
35th Ave. North of W. 10th St.:	18,357 VPD
35th Ave. South of W. 10th St.:	18,933 VPD

Source: MPSI 2016 Estimates

No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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CENTENNIAL COMMONS

3485 – 3487 W. 10th Street
Greeley, CO 80634

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Site Plan









Highlights

- Retail center on the hard corner of W. 10th St. and 35th Ave.
- Signalized intersection with access from both 35th Ave. and 10th St.
- Great mixture of national and local tenants

Available:	1,088 SF–1,758 SF
Lease Rate:	$15.00/SF NNN
2018 NNN Estimate:	$4.75/SF

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