

NINETEEN

99

BROADWAY  
DENVER, CO

**CBRE**



# EXPERIENCE

## ICONIC ADVANTAGE

1999 Broadway is a distinctive landmark on the Denver skyline. Designed by Curtis W. Fentress, the property has won multiple awards recognizing its influence on public architecture and its unique design, conceived to preserve the historic Holy Ghost Catholic Church.

TOTAL RENTABLE SQUARE FEET

**680,277**

TYPICAL FLOOR PLATE

**19,060 SF**

YEAR BUILT

**1986**

YEAR RENOVATED

**2024**

PARKING RATIO

**1.00/1,000 SF**



# ARRIVE

## AT AN INNOVATIVE WORKPLACE

New amenities at 1999 Broadway unlock the power of this exceptional Denver destination. Each service and space has been carefully curated to bring flexibility and ease to your day.

### AMENITIES

- On-site Coffee Shop
- On-site Cafe
- Complimentary 1999 Broadway Shuttle with regular CBD loop
- 2,500 SF Fitness Facility with Showers and Lockers
- 50-person Conference Facility with Pre-Function Lounge
- Broadway Club offering a 6,000 SF coworking amenity with huddle rooms, meeting areas and a full-service catering kitchen
- Valet Parking Service
- Shuttle to and from nearby parking garage
- 24/7 Security

32ND FLOOR BROADWAY CLUB



FITNESS FACILITY



2ND FLOOR CAFE



HANDCRAFT BAKERY



# A **BLUEPRINT** FOR MODERN BUSINESS

The unique floor plate allows for a higher perimeter office count than a traditional rectangular floor plate, meaning more offices in less square feet that equates to significant cost savings in annual rent. The narrow bay depth provides for excellent access to natural light and ensures every person can take in the spectacular views no matter where they are located on the floor.



## OFFICE INTENSIVE

- 46 Offices
- 3 Small Conference/Huddle Rooms
- Training Room
- Board Room



## OPEN OFFICE

DENSITY RATIO: 1/142 SF DENSITY

- 128 Workstations
- 9 Small Conference/Huddle Rooms
- 5 Focus Rooms
- 1 Office
- Large Conference Room
- Reception





FOR MORE INFORMATION, CONTACT:

CHRIS PHENICIE  
 +1 303 628 7411  
 chris.phenicie@cbre.com

ALLISON BERRY  
 +1 303 628 7456  
 allison.berry@cbre.com

KATIE RHODUS  
 +1 303 264 1920  
 katie.rhodus@cbre.com



Professionally managed by **Hines**

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