

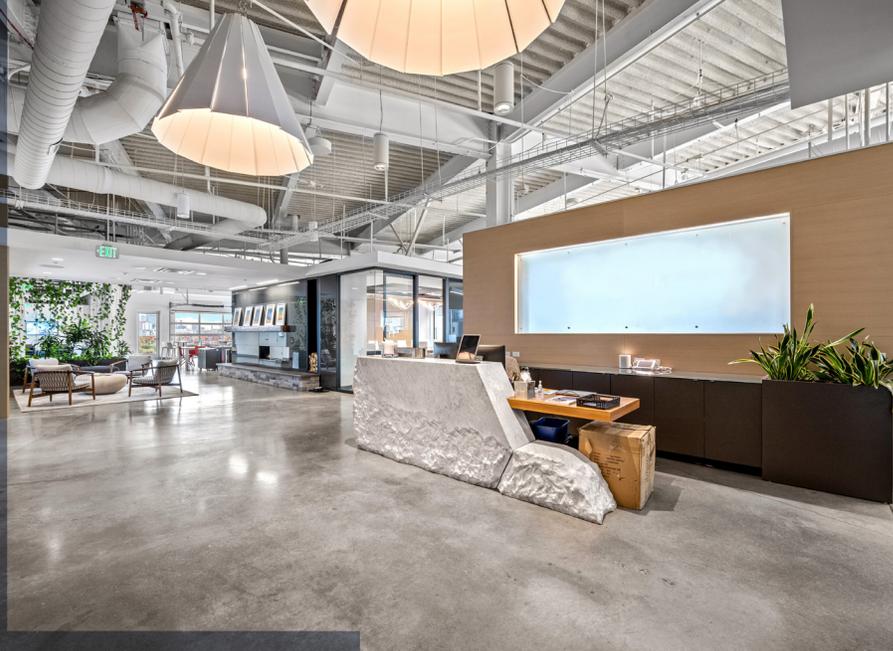
RINO'S BEST SUBLEASE

Zeppelin Station
3501 Wazee Street
Denver, CO 80216

40,998 SF
Plug & Play



CBRE



Property Highlights



Partial 3rd: **11,687 SF**
Entire 4th: **29,311 SF**

Total: 40,998 SF
(Interconnecting stairwell)



Available
90 Days



Term
Option 1: **5/31/2026**
Option 2: **5/31/2029**



Lease Rate
Negotiable



Parking
1.5/1,000



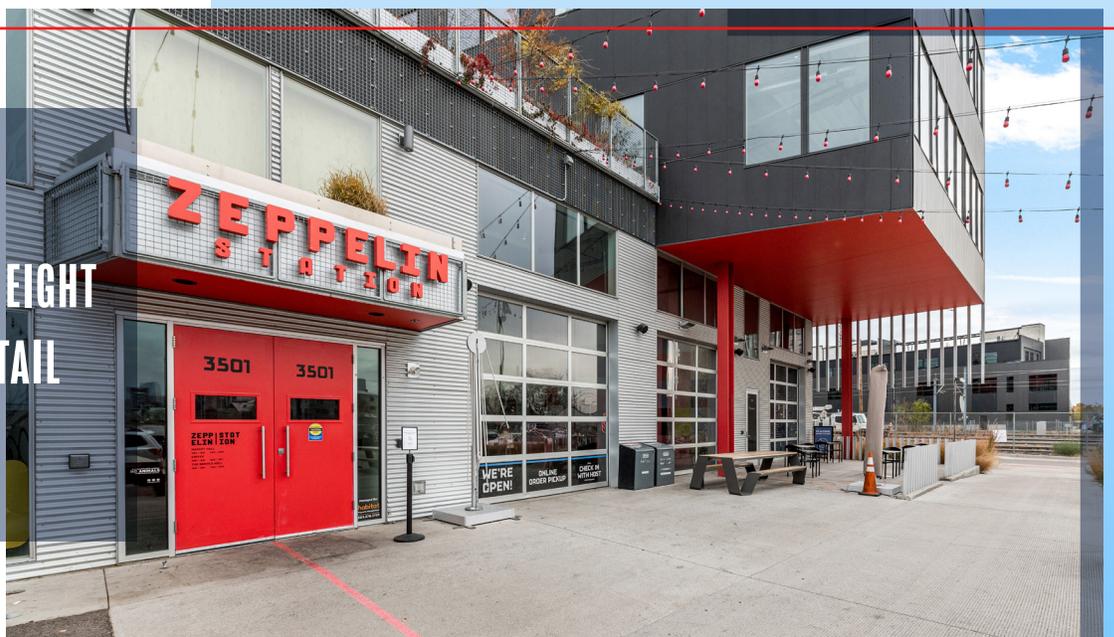
Furniture
Available

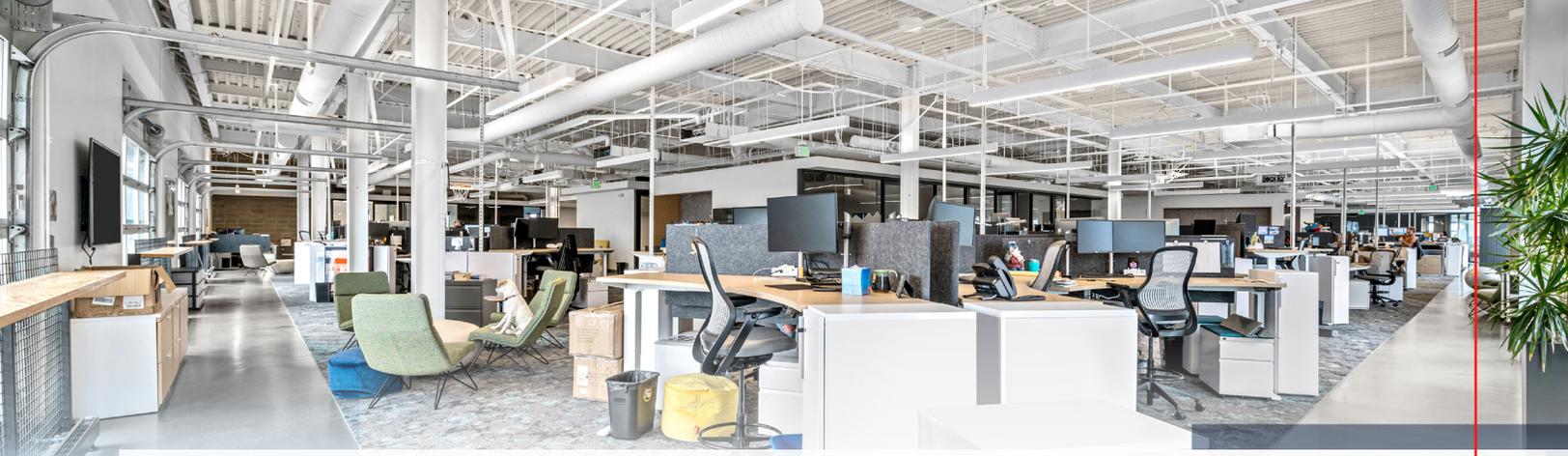


Space Features

- Walking distance to light rail
- In-suite showers
- Potential building signage
- 4th floor patio with downtown & mountain views

GLOBAL FOOD HALL IN BUILDING FEATURING EIGHT VENDORS, TWO COCKTAIL BARS AND A PATIO

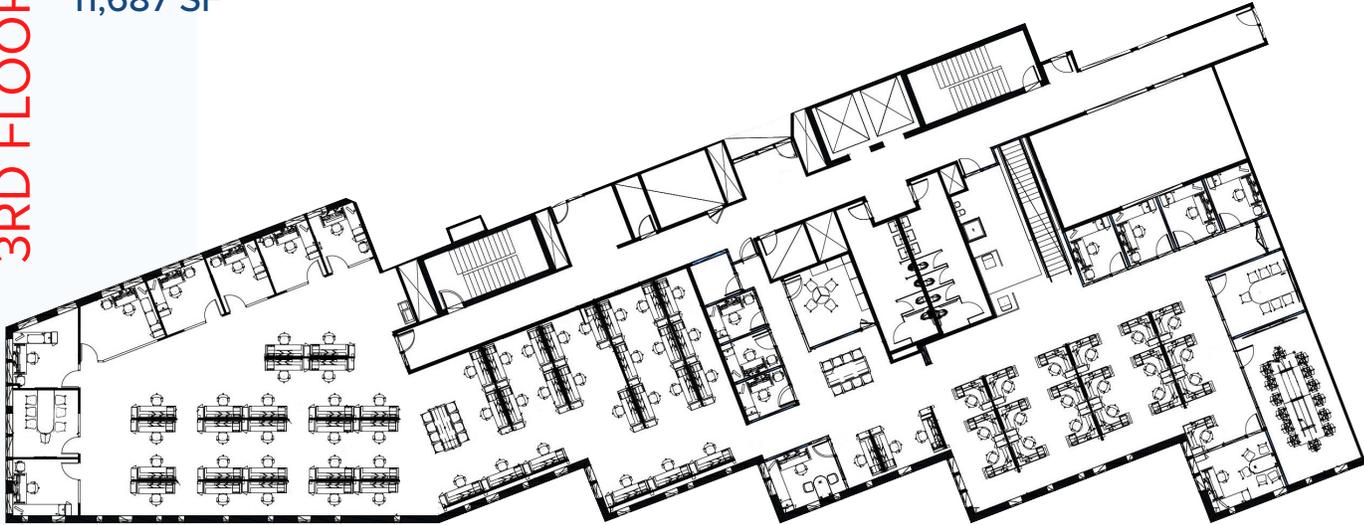




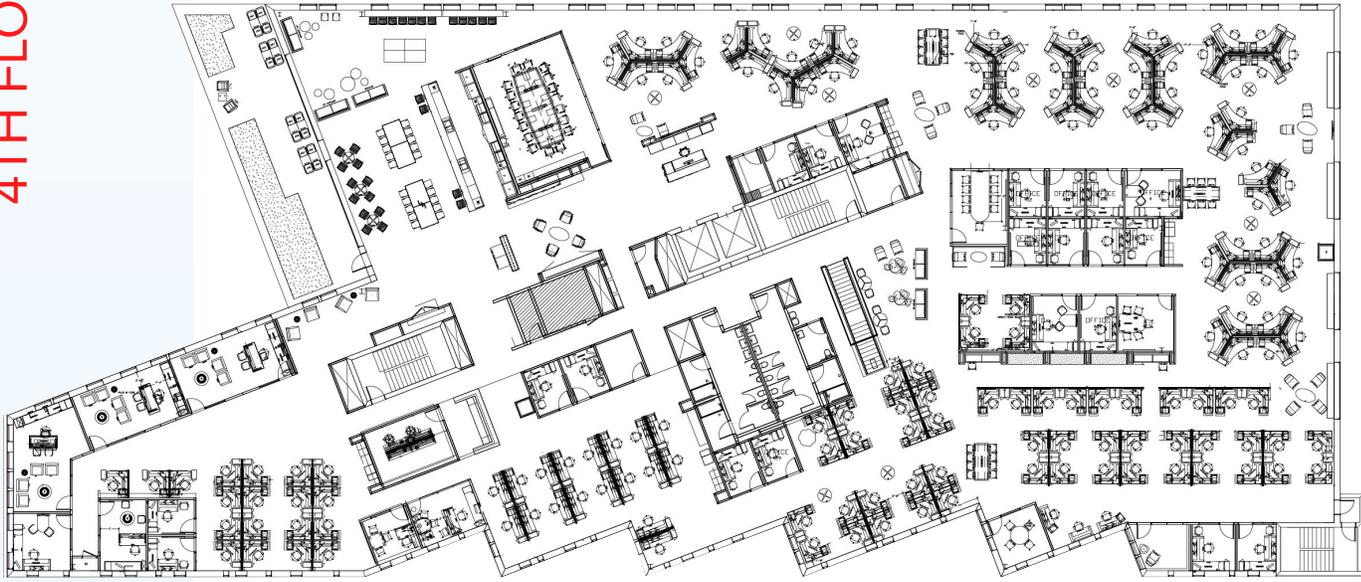
43 offices | 216 workstations | 8 conference rooms

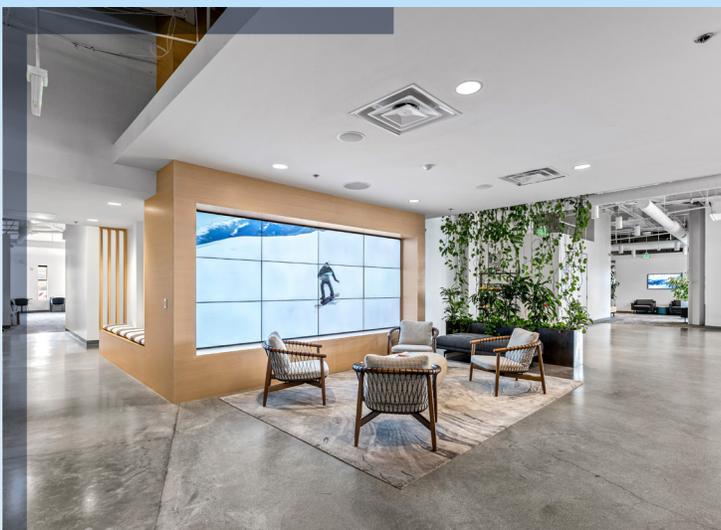
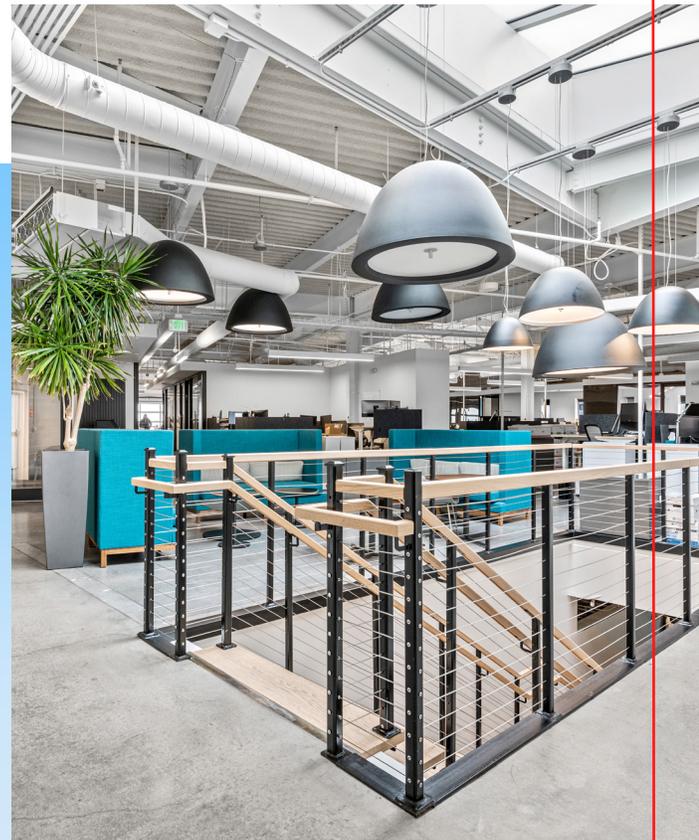
Floor Plans

3RD FLOOR 11,687 SF



4TH FLOOR 29,311 SF





3501 Wazee Street
Denver, CO 80216

FOR MORE INFORMATION, CONTACT:

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RINO'S BEST SUBLEASE



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