

Retail Pad Sales MainStreet at FlatIron

Mixed-use 24 hr. community in Broomfield, CO at FlatIron Crossing Mall

Interactive info on pad opportunities

Pad# <i>(See below)</i>	Pad Size (sf)
1	53,797
3	48,351

Click on the Pad Size to go to detailed information for each lot.



Demographics

Radius	2015 Population	Household Income*
1-mile	5,282	\$113,218
3-mile	36,695	\$101,482
5-mile	121,986	\$99,301

*2010 Broomfield EDC

Find out more about
[FlatIron Crossing Mall](#)



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Traffic counts

US 36	77,000	CDOT '11
NW Pkwy/96 th	26,096	Broom. '12
Coalton Rd	15,045	Broom. '12
Summit Blvd	7,235	Broom. '12
E. Flatiron Cir	22,866	Broom. '12
Interlocken Loop	26,255	Broom. '12

Find out more about our newest hotel
[Residence Inn + Fairfield Inn & Suites](#)

Click on a numbered pad below for more information

US 36
Northwest Prkwy/96th
FlatIron Crossing Mall
Nordstrom
Macy's
Dillard's
Forever 21
H&M
AMC Theatres
Coalton Road

Summit Office Park
Super Walmart
Renaissance Hotel
Towne Place Suites

Sunrise Senior Living
Lakeshore Athletic Club
AMLI Apartments (500)

Walgreens
Primrose
Firestone
Summit Bank
Freddy's
Sonic
Chick-fil-A
Big O Tires
Texaco/DelTaco
El Tapatio
Wells Fargo
Popeye's
Taco Bell
CB & Potts
Benihana
Bank of the West
DSW

Camel Flatirons apts (220)
Summit Green apt (200)
Marriott Hotel

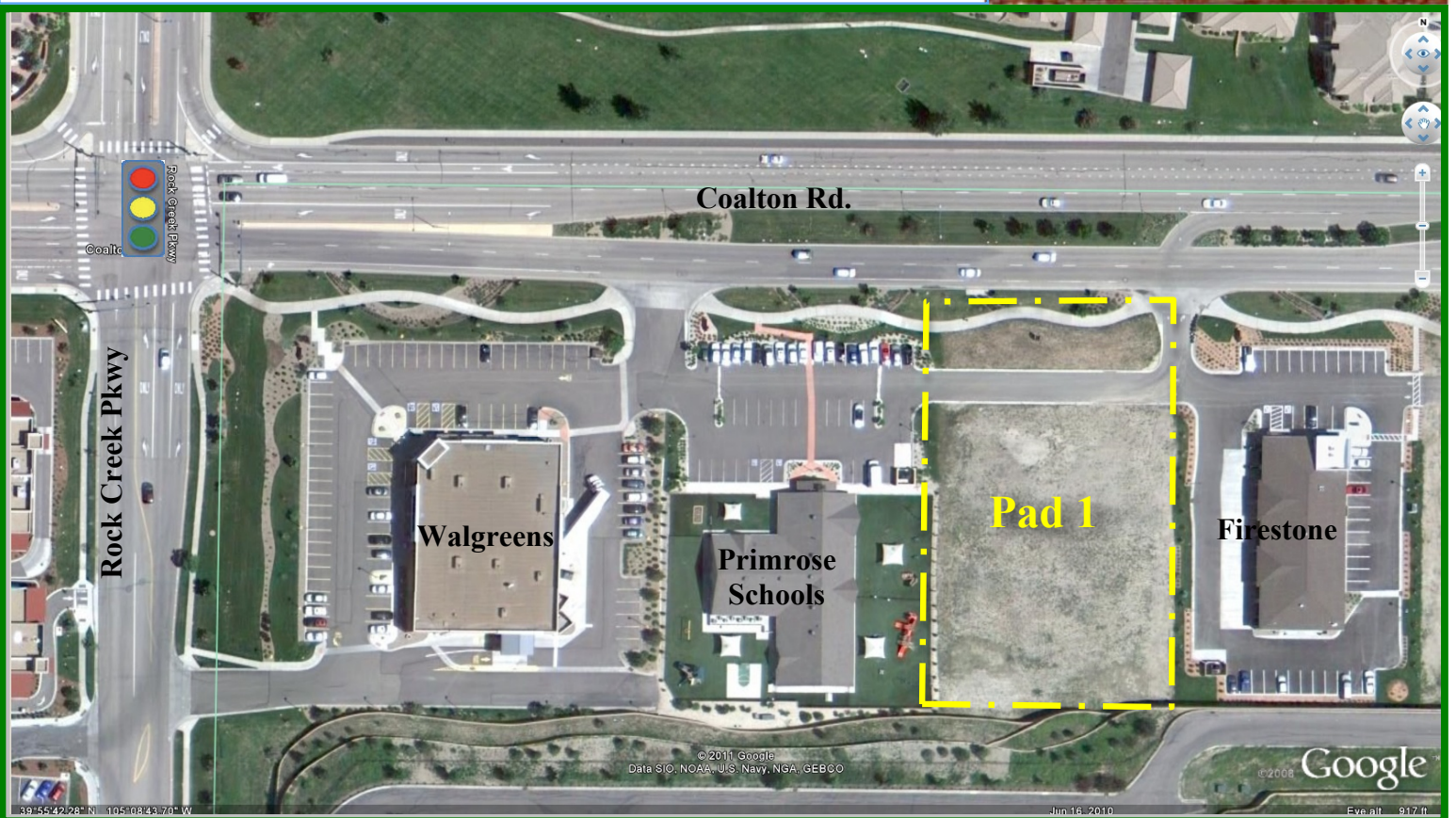
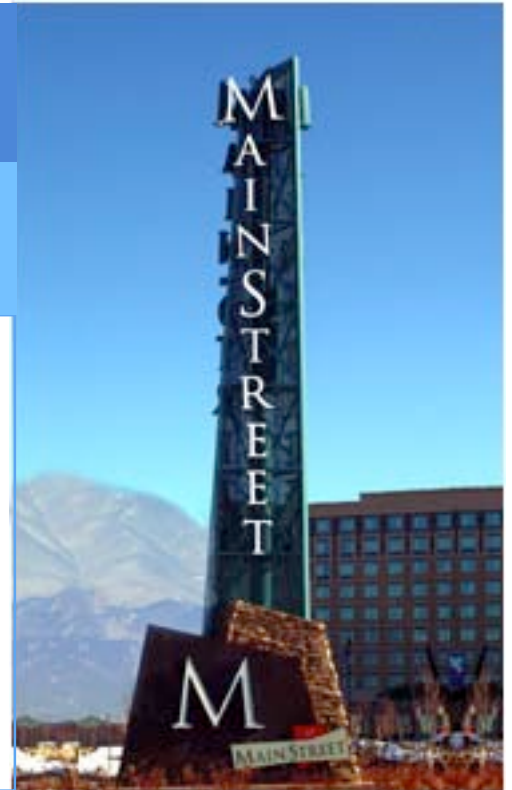
39°55'41.06" N 105°08'10.98" W Jun 16, 2010 Eye alt 5755 ft

Retail Pad #1 – For Sale in MainStreet at FlatIron

Broomfield, Colorado – at FlatIron Crossing Mall

Pad# <i>See below</i>	Pad Size <i>(sf)</i>	Access	Pricing <i>(/sf)</i>	Street Address
1	53,797	Right in Right out Left in Left out (indirect)	\$11.00	1700 Coalton Rd. Broomfield, CO 80021

No on-site storm detention requirements.
All utilities installed in proximity to pad.
No repayment of off-site infrastructure costs.



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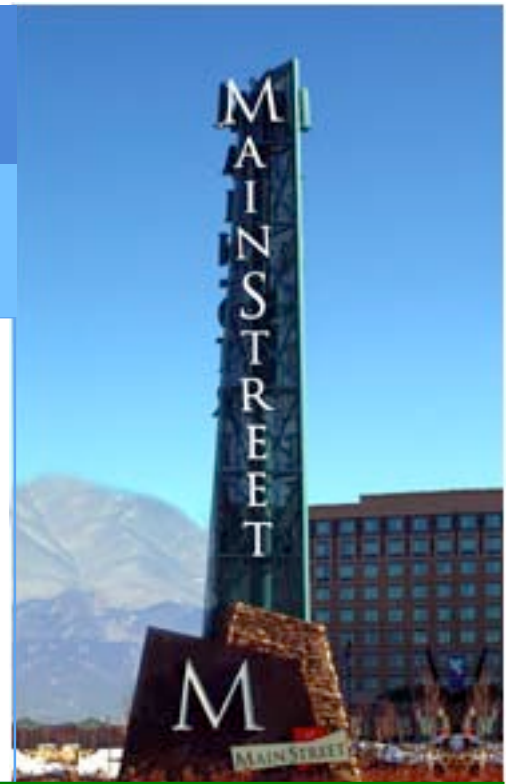
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Retail Pad #3 – For Sale in MainStreet at FlatIron

Broomfield, Colorado – at FlatIron Crossing Mall

Pad# <i>See below</i>	Pad Size <i>(sf)</i>	Access	Pricing <i>(/sf)</i>	Street Address
3	48,351	Right in Right out Left in – (indirect) Left out - (rear)	\$11.50	1910 Coalton Rd. Broomfield, CO 80021

No on-site storm detention requirements.
All utilities installed in proximity to pad.
No repayment of off-site infrastructure costs.



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