

# PARK RIDGE OFFICE SUITES FOR LEASE

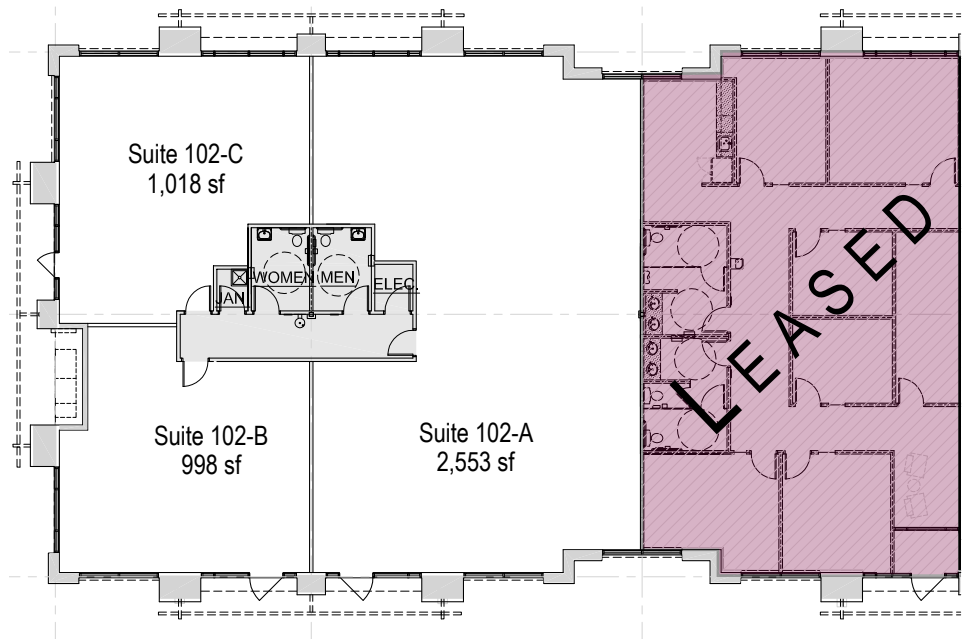
10457 PARK MEADOWS DRIVE  
LITTLETON, COLORADO



**4,569 rsf  
available for  
lease, divisible**

- 2,553 rsf (Suite 102-A)
- 998 rsf (Suite 102-B)
- 1,018 rsf (Suite 102-C)
- \$22.50/sf NNN
- Prominent location & signage
- 4.6:1,000 parking
- \$35/sf TI allowance
- New construction

- Combine suites and design space in current open floor plate
- Distinctive free-standing office building in ParkRidge Corporate Center facing Park Meadows Drive
- Easy access to I-25 at Lincoln, just south of Lincoln Light Rail, C-470 and Park Meadows Regional Mall
- Ideal location for bank, financial institution, real estate office, medical or professional office



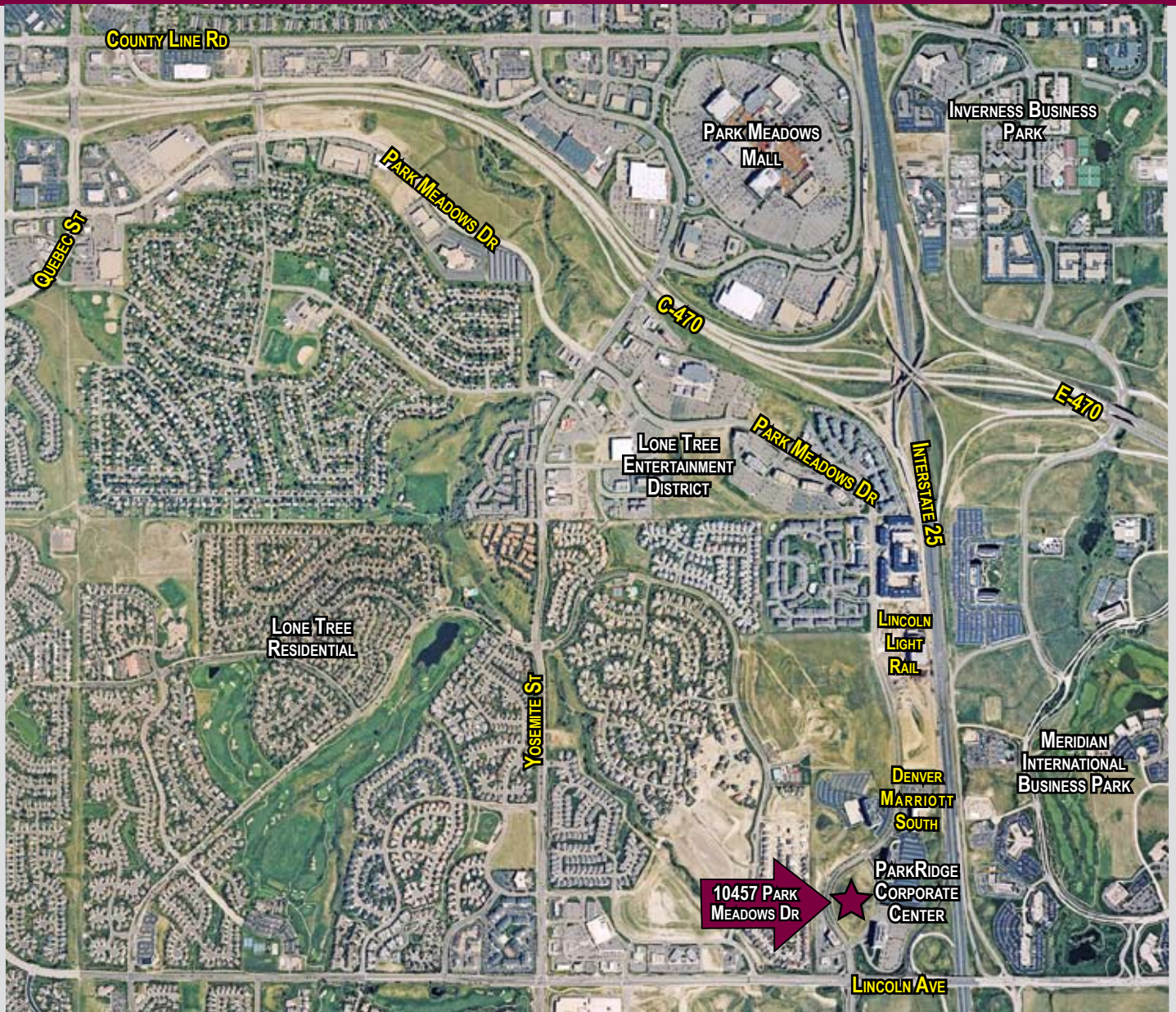
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DISTINCTIVE  
LOCATION  
DISTINCTIVE  
BUILDING



Crimson Services, LLC

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