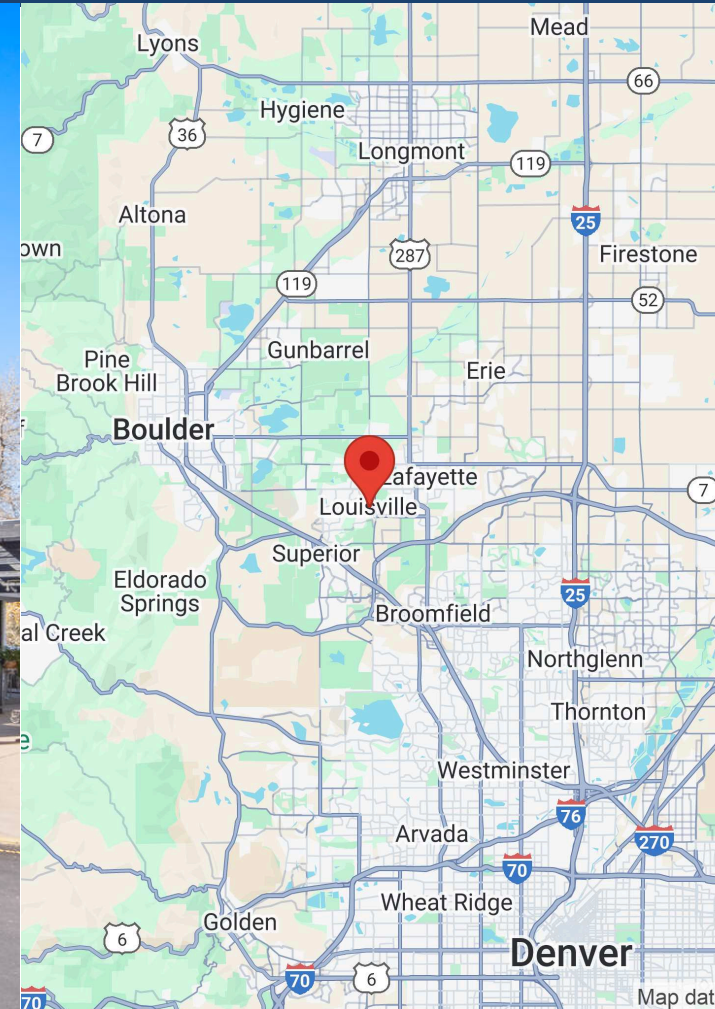


# VILLAGE SQUARE SHOPPING CENTER

535-655 E SOUTH BOULDER ROAD // LOUISVILLE, CO 80027



**OWNED GLA**  
40,211 SF

**DEMOGRAPHICS**  
Population  
Avg Income

1 mile	3 miles	5 miles
12,063	54,235	103,369
\$187,660	\$177,773	\$172,737

Village Square is a 40,211 SF Dollar Tree anchored neighborhood center located in a densely populated, affluent submarket of Denver, Colorado. Located along South Boulder Road in Louisville, this property is conveniently located 10 miles southeast of Boulder and 20 miles northwest of Denver.

Major Tenants: Dollar Tree, Mudrock's Tap & Tavern, Village Square Liquor, Shopey's Pizza, Inksmith Tattoo and Piercing

**ZRP**

**ZIFF  
REAL ESTATE  
PARTNERS**

**FOR LEASING INFORMATION**

Culler Bennett  
843.724.3485  
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www.ziffcre.com

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SUITE#	Tenant Name	GLA(SF)
551	AVAILABLE	1,203 SF
599-605	AVAILABLE	2,393 SF

SUITE#	Tenant Name	GLA(SF)
535	LOUISVILLE COMMUNITY YOGA	1,205 SF
539	COOPER BUILDING GROUP	1,200 SF
543	ORGANIC ROOTS CATERING	1,200 SF
547	TAZ VAPOR	1,200 SF
557-565	INKSMITH TATTOO AND PIERCING	2,400 SF
577-579	SHOPEY'S PIZZA	2,400 SF
585	MUDROCK'S TAP & TAVERN	6,008 SF
615	WATERMILL PETWASH	1,200 SF
625	COMFORT CLEANERS	1,200 SF
629	CAROLINA'S ALTERATIONS	1,200 SF
635	LAUNDRYVILLE	1,200 SF
645	VILLAGE SQUARE LIQUOR	2,580 SF
655	DOLLAR TREE	13,622 SF

Tenant names on this plan represent leases which are executed, in negotiation, or proposed. All square footages and dimensions are approximate and subject to field verification.



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