

THE GROVE

262,546 SQ FT



THORNTON, CO



RETAIL INFO

Anchored by Cabela's, Hobby Lobby & Burlington, this 90 acre center is in the center of growth in North Denver



LOCATION INFO

Primary Intersection: I-25 and 144th Ave
Superb visibility to Interstate 25
High Traffic Counts - 100,000 VPD



LEASING INFO

Van Lucas

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P.

THE GROVE Thornton, Colorado



Population
Households
Avg HH Income (\$)

3
MILES
67,715
23,721
\$122,355

5
MILES
201,309
72,190
\$117,033

10
MILES
626,171
227,130
\$102,702

OWNED	
1 Boat Barn	10,000 sf
2 Polished Nails	1,646 sf
3 Available	2,400 sf
4 Dr. Bruggeman	2,000 sf
5 Firehouse Subs	1,912 sf
6 Tous Les Jours	2,800 sf
7 Liquor Store	2,800 sf
8 F45 Training	4,427 sf
9 5.11 Tactical	3,426 sf
10 Massage Heights	2,147 sf
11 Japon Sushi	1,733 sf
12 Black Jack Pizza	1,614 sf
13 Burlington Coat	40,682 sf
14 Snobahn	32,000 sf
15 Hobby Lobby	55,000 sf
17 Your Pie	2,451 sf
18 Club Pilates	1,400 sf
19 Crumbl Cookies	1,400 sf
20 Five Guys	2,500 sf
21 Rosa Mexican Rest	1,780 sf
22 Available	1,768 sf
23 Yak and Yeti	1,619 sf
24 Potbelly Sandwich Shop	2,200 sf
Murphy Oil	2 ac
Ziggi's Coffee	.77 ac

NOT A PART	
Cabela's	82,753 sf
Lazboy	1.75 ac
Arby's	1.07 ac
Wendy's	1.07 ac
Candlewood Suites	1.84 ac
Hilton Garden Inn	2.97 ac
Freddy's	1.27 ac
Grant Row Lofts	280 apts.

SITE SUMMARY
262,267 SF GLA

