

Hampden Center - 750 W. Hampden

Englewood, Colorado 80110



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Building INFORMATION:

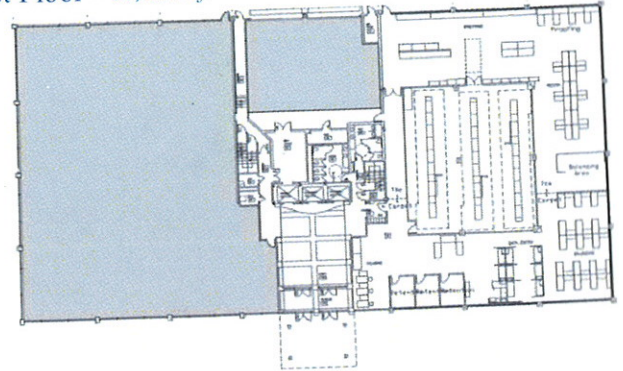
- RENTABLE SQUARE FEET: 142,666 s.f.
- STORIES: 5 stories, plus full basement
- PARKING: 5.0 : 1,000 s.f.
- OWNERSHIP: Omni Development Corp.
- RATES: Negotiable
- AMENITIES:
 - On-Site Management
 - Efficient rectangular 25,093 s.f. floorplan
 - Loading Docks with two double bays
 - Redundancy built into all major HVAC equipment
 - Backup Power (UPS)/Backup Generator
 - On-Site Cafe
 - Great Commuter Visibility - Over 82,000 cars pass daily
 - Cost effective document storage and warehouse space

In The Heart of it All:

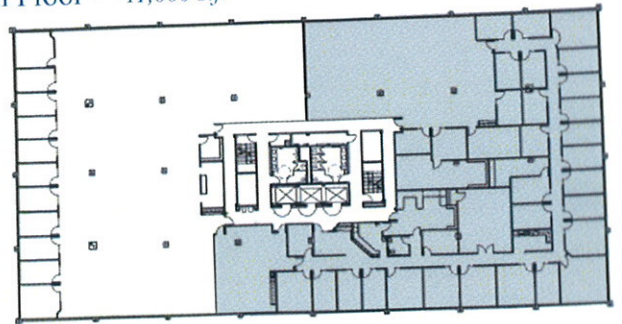
- Englewood Light Rail Station; adjacent to Hampden Center
- 10 minutes from Downtown Denver
- 10 minutes from Denver Tech Center
- Easy Access to Major Highways
- Conference & Meeting Facilities
- Great shopping:
 - River Point at Sheridan
 - Super Target, Costco, Regal Cinemas
 - City Center Englewood
 - Wal-Mart, Office Depot, Sports Authority, Bally Total Fitness

Floorplans:

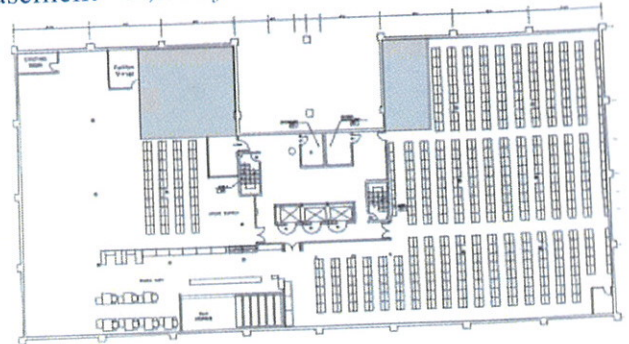
1st Floor - 10,254 s.f.



5th Floor - ~11,000 s.f.



Basement - 19,573 s.f.



Leasing INFORMATION:



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CORPORATION

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