



# FOR SUBLEASE

1999 Broadway, Suite 600, Denver

## 18,476 RSF

Term: Through August, 2027

Rental Rate: Negotiable

Parking Included

Immediate Occupancy

Full Floor



**AMY ALDRIDGE**

PARTNER

[amy@tributaryre.com](mailto:amy@tributaryre.com)

720-217-7340

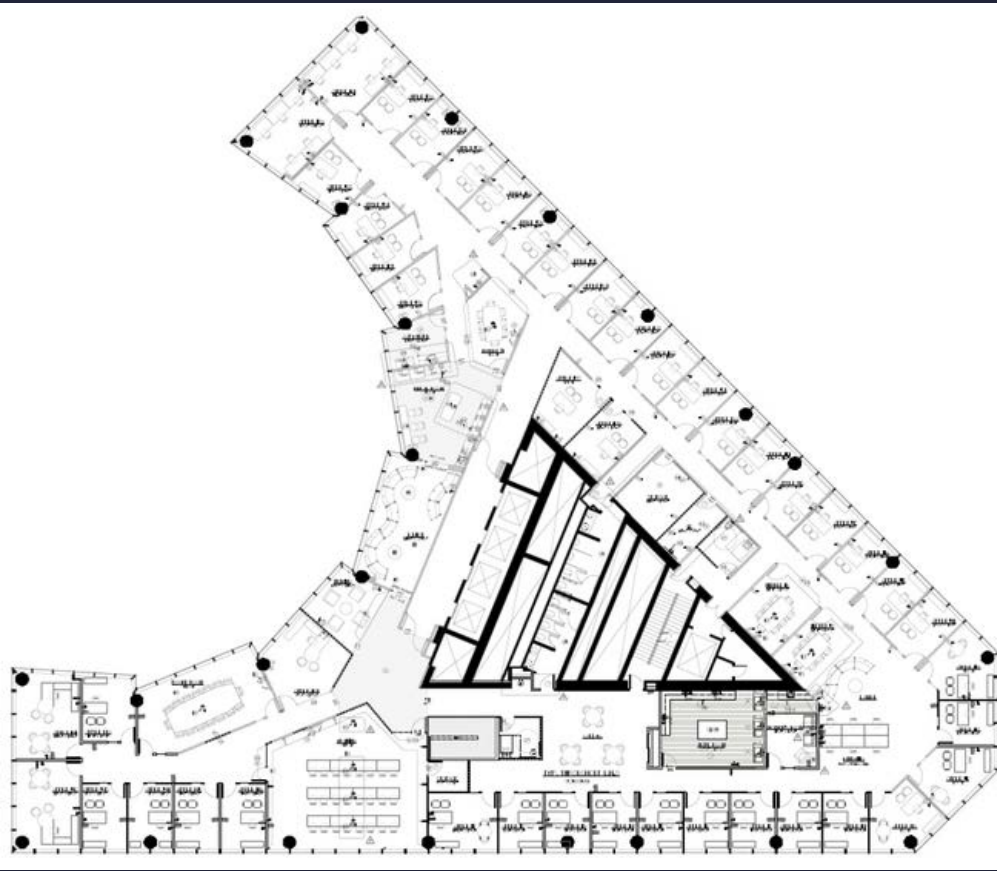
**ANDY CULLEN**

PARTNER

[andy@tributaryre.com](mailto:andy@tributaryre.com)

720-933-9411

# About The Space....



- Full Floor
- Large Offices
- Printer/Copy Room
- Kitchen
- Conference Rooms
- Mother's Room
- Office Intensive Layout
- Tenant Lounge & Breakroom
- Training Room for 24+
- Large Conference Room
- Multiple Huddle Rooms
- Storage



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# About The Building...



## 1999 BROADWAY

1999 Broadway is an exceptional Class-A office tower that remains one of Denver's most impressive downtown skyscrapers. It is situated between 19th and 20th streets on Broadway, within downtown Denver's Central Business District, and is conveniently accessible to Interstate 25 using one of several connecting arteries including Park Avenue Viaduct, 20th Street, Speer Boulevard or Broadway/Lincoln. It is directly adjacent to one of Denver's RTD light rail stations, which provides low cost transportation throughout downtown, connects with the 16th street mall shuttle, and the new southwest metro rail line. Amenities include: The Classic Cafe, a convenience store, card key access, 24-Hour security, a closed circuit monitoring system, on-site property management, full-time engineering staff and day porters, ample parking in a gated structure, valet parking service, ample surface parking, and spectacular mountain views.

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