

ENGLEWOOD

Commercial Real Estate Report

The quarterly real estate report presents a three-month snapshot of commercial real estate trends and transactions in Englewood and provides a comparison to Metro Denver and Arapahoe County.

4th Quarter 2020

OFFICE SPACE

	Englewood	Denver Metro	Arapahoe County
Existing Buildings	130	5,539	1,187
Existing Square Feet	2M	179M	45.4M
Vacancy Rates	7.5%	13.0%	14.3%
Market Lease Rate (SF)	\$22.56	\$28.50	\$25.04
Market Sales Price (SF)	\$178	\$231	\$180
Available (SF)	242K	32M	8.7M
Market CAP Rate	7.7%	7.3%	7.6%

RETAIL

	Englewood	Denver Metro	Arapahoe County
Existing Buildings	341	11,736	2,377
Existing Square Feet	2.8M	158M	38.4M
Vacancy Rates	7.0%	5.3%	6.7%
Market Lease Rate (SF)	\$21.76	\$22.91	\$22.60
Market Sales Price (SF)	\$223	\$227	\$224
Available (SF)	232K	10.5M	3.1M
Market CAP Rate	6.7%	6.6%	6.6%

INDUSTRIAL

	Englewood	Denver Metro	Arapahoe County
Existing Buildings	495	7,921	1,356
Existing Square Feet	8.1M	253M	31.1M
Vacancy Rates	3.8%	6.2%	5.9%
Market Lease Rate (SF)	\$10.70	\$10.00	\$12.00
Market Sales Price (SF)	\$143	\$138	\$161
Available (SF)	644K	24.7M	3.7M
Market CAP Rate	6.6%	6.5%	6.6%

ECONOMIC DEVELOPMENT

1000 Englewood Pkwy, Englewood, CO 80110
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A searchable listing of available commercial real estate in Englewood is available at englewoodco.gov/doing-business



Data Source: CoStar Realty Information, Inc.