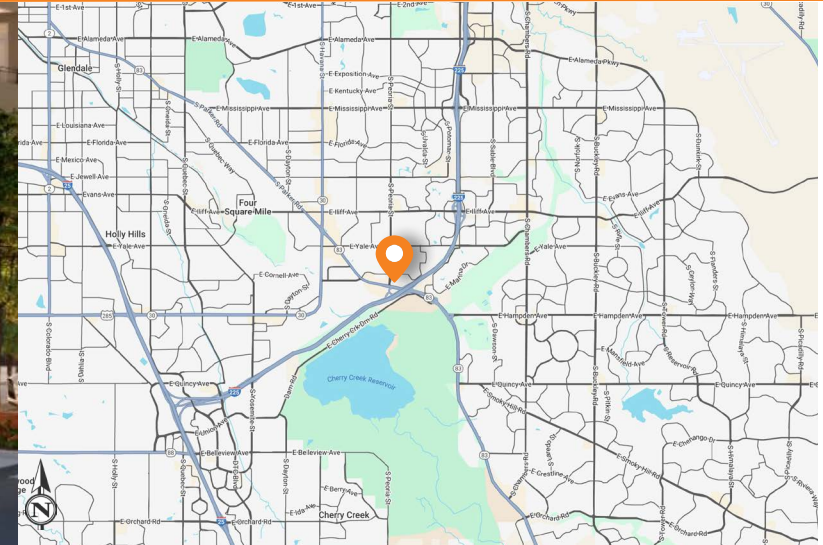


TEMPO AT NINE MILE STATION

12150 E DARTMOUTH AVE - AURORA, CO



AVAILABLE

1,200 - 1,892 SF

PROPERTY HIGHLIGHTS

- Coming Soon: Milano Nails, Haraz Coffee House, and H&R Block
- Join King Soopers, IHOP, Keybank, and others at the busy intersection of Parker Road & Peoria Street.
- Signage available on Parker Road.

TRAFFIC COUNTS

On Parker Rd at Peoria St 55,275 CPD

On I-225 at Parker Rd 163,904 CPD

Source: CDOT 2025

NEARBY RETAILERS



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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	14,099	148,273	413,463
AVERAGE HH INCOME	\$92,975	\$108,674	\$121,064
BUSINESSES	1,428	7,385	24,282
EMPLOYEES	12,800	50,315	224,134

Source: Applied Geographic Solutions, 2025 Estimates

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RETAIL BROKERAGE



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