

DAKOTA VILLAGE

10027 W. REMINGTON AVENUE - LITTLETON, CO



PROPERTY HIGHLIGHTS

- 10,007 SF (Divisible) Available for Lease fronting Kipling St.
- Former Big 5 Sporting Goods.
- Quick access to C-470.
- Trade area features 132,045 residents with an average household income of \$169,349 and 36,795 day time employee's within a 5-mile radius of the site.

NEARBY RETAILERS

SAFeway  PETSMART  KOHL'S 

TRAFFIC COUNTS

On S. Kipling Pkwy north of Chatfield Ave	22,453 CPD
On S. Kipling Pkwy south of Chatfield Ave	22,044 CPD
On C-470 east of S Kipling Parkway	76,156 CPD
On C-470 west of S Kipling Parkway	67,127 CPD

Source: CDOT 2025

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
 POPULATION	11,889	62,296	132,045
 AVERAGE HH INCOME	\$156,578	\$166,784	\$169,349
 BUSINESSES	687	2,975	6,102
 EMPLOYEES	5,171	17,884	36,795

Source: Applied Geographic Solutions, 2025 Estimates

FOR LEASE

KEN HIMEL
303.577.9956
ken.himel@dhlb.com

SHAWN PEEL
303.577.9967
shawn.peel@dhlb.com

**CLICK HERE FOR
VIRTUAL TOUR**

DAKOTA VILLAGE

10027 W. REMINGTON AVENUE - LITTLETON, CO



DAKOTA VILLAGE

10027 W. REMINGTON AVENUE - LITTLETON, CO

dhlb
RETAIL BROKERAGE





5750 DTC Parkway, Suite 200
Greenwood Village, CO 80111

www.dhlb.com

**BIG 5 SPORTING
GOODS**

KEN HIMEL

303.577.9956

ken.himel@dhlb.com

SHAWN PEEL

303.577.9967

shawn.peel@dhlb.com

[CLICK HERE FOR
BROKER DISCLOSURE](#)