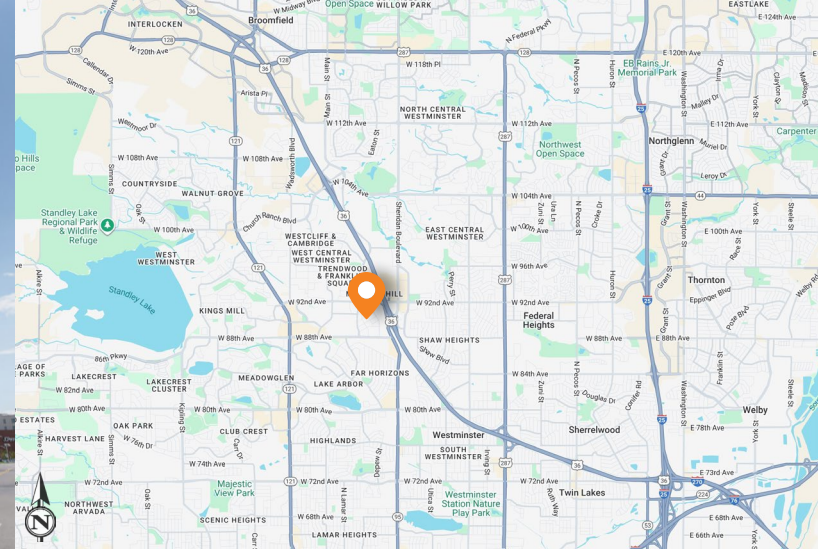


WESTMINSTER ROW

8980 WESTMINSTER BLVD, WESTMINSTER, CO



AVAILABLE

Retail spaces
1,395 SF - 4,536 SF

PROPERTY HIGHLIGHTS

- HVAC, grease trap, and electrical ready for Restaurant use!
- Great patio opportunity - kitty corner to Center Park!
- Surface Parking adjacent - 4 hours free!
- Aerostat Park now open!
Year round activities!

NEARBY RETAILERS



TRAFFIC COUNTS

On 88th Ave east of Pierce St	24,715 CPD
On Hwy 36 north of 88th Ave	99,491 CPD
On Hwy 36 south of 88th Ave	129,922 CPD

Source: CDOT 2026

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	17,742	139,392	323,810
AVERAGE HH INCOME	\$111,676	\$118,991	\$122,087
BUSINESSES	812	5,129	16,099
EMPLOYEES	7,476	40,103	145,119

Source: Applied Geographic Solutions, 2026 Estimates

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