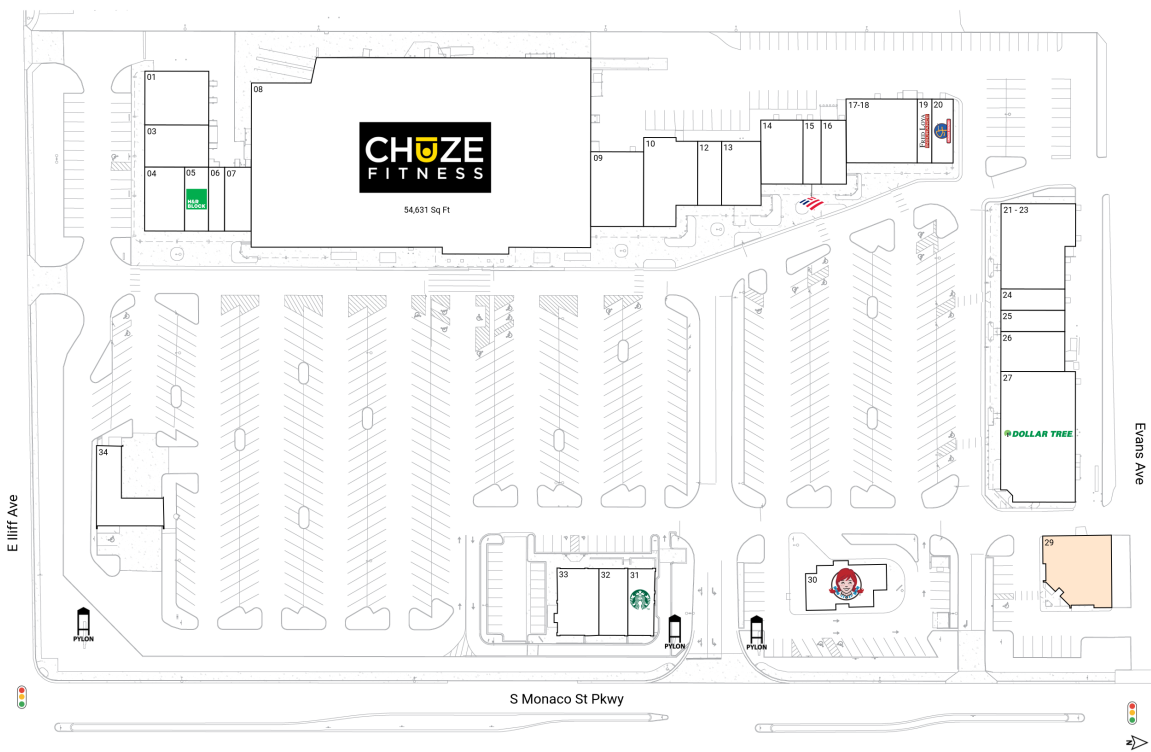


# Villa Monaco

2223 South Monaco Parkway | Denver, CO 80222

Denver County Denver-Aurora-Centennial, CO 121,101 Sq Ft

39.6766, -104.9141



## Available Spaces

29 4,058 Sq Ft 360°

## Current Tenants

Space size listed in square feet

|         |                                         |        |
|---------|-----------------------------------------|--------|
| 01      | American Fit                            | 2,400  |
| 03      | Premier Family Medicine                 | 2,376  |
| 04      | Magic Cleaners                          | 2,874  |
| 05      | H&R Block                               | 1,350  |
| 06      | Kash Kuts                               | 900    |
| 07      | Carniceria Sin Fronteras                | 1,500  |
| 08      | Chuze Fitness                           | 54,631 |
| 09      | Monaco Wine and Spirits                 | 3,500  |
| 10      | Little Village                          | 4,450  |
| 12      | CD Nails                                | 1,350  |
| 13      | Spicy Asian                             | 2,200  |
| 14      | Laymuna Beauty                          | 1,680  |
| 15      | Bank of America                         | 1,020  |
| 16      | Reggae Pot Jamaican Grill               | 1,400  |
| 17-18   | Department of Motor Vehicles - Colorado | 4,001  |
| 19      | Fred Loya Insurance Agency              | 825    |
| 20      | Smoker Friendly                         | 1,200  |
| 21 - 23 | Double Quick Printing Services          | 5,200  |
| 24      | Stack Optical                           | 1,200  |
| 25      | Perfect Cuts                            | 1,200  |
| 26      | Lang Co Restaurant                      | 2,250  |
| 27      | Dollar Tree                             | 8,460  |
| 30      | Wendy's                                 | 2,578  |
| 31      | Starbucks                               | 1,500  |
| 32      | Tacos Chano                             | 1,700  |
| 33      | Just U Dental                           | 2,500  |
| 34      | Blackfin Auto Service                   | 2,798  |

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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