RETAIL & OFFICE SPACE FOR LEASE



MISSION TRACE NORTH

East 120th Ave. & Colorado Blvd., Thornton, CO 80233

PROPERTY FEATURES

Excellent tenant mix with over 65 well-established local and national businesses.
Anchored by King Soopers.
Great visibility with multiple monument signs and ample parking.

LEASING INFORMATION

Asking Rates:	Call for details.
Est. NNN (2026):	$11.00
Lease Terms:	3-5 year leases.
Max. Contiguous:	4,068 Sq. Ft.
Minimum Sq. Ft.:	2,077 Sq. Ft.

Explore More Western Centers Leasing Opportunities!

DEMOGRAPHICS (2026)

POPULATION	**1 MILE:**	20,503
	3 MILES:	124,605
	5 MILES:	244,996
HOUSEHOLDS	**1 MILE:**	7,768
	3 MILES:	44,449
	5 MILES:	87,186
HOUSEHOLD INCOME (MEDIAN)	**1 MILE:**	$98,401
	3 MILES:	$106,474
	5 MILES:	$105,171

WESTERN CENTERS
10555 E. DARTMOUTH AVE. SUITE 360
AURORA, CO 80014

WESTERN CENTERS INC

303.306.1000
LEASING@WESTERNCENTERS.COM
WWW.WESTERNCENTERS.COM

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SUITE	TENANT	SQ. FT.
3811	Empire Beauty School	6,655
3817	Carpet Mill Outlet	8,140
3823-25	Gianna's Angels Day Program	5,006
3831-35	AVAILABLE	4,068
3837	Carlos Barbers	910
3839	Cremation Society of Colorado	1,260
3843	Bricks & Minifigs	2,504
3847	Above & Beyond Sewing	3,780
3851	Ace Hardware	12,600
3853	ThornCreek Church	16,232
3857	JJ's Wine & Spirits	5,430
3861	Sally Beauty Supply	1,540
3863-65	Tangles	2,400
3867	AEG, Colorado	2,520
3871	Andy's Laundry	1,260
3873	H&R Block	1,260
3875	Elegance Dry Cleaners	1,260
3877	Snappy Nails	1,260
3879	UPS Store	1,610
3907	Credit Union of Colorado	4,100
3907-100	AVAILABLE	1,320
3907-200	AVAILABLE	2,000
3907-201	**North Metro Counceling**	**400**
3907-211	Coker Agency	629
3907-222	Farmers Insurance	1,200
3907-RF	T-Mobile	-
3909	Cajun Seafood	6,67111
3911	Ca Phe Modern Coffee	,426
3913-A	Tiendita Mi Tierra	1,116
3913-B	The 303 Print House	1,116
3915-A	Beauty with Q	1,116
3915-B	Kumon	1,116
3917	Pho 7	2,334
3919-A	Sasa Beauty Studio	847
3919-B	DebBee's Garden	1,233
3921-A	AVAILABLE	1,116
3921-3923	Bench Warmers Pub	3,348

SUITE	TENANT	SQ. FT.
3295-A	Yonsei Sushi	1,116
3925-B	Smoker Friendly	2,232
3927-B	Casa de Orula	1,116
3929-A	JNJ's Comic Books & Games	1,116
3929-B	Subway Restaurant	1,260
3941	Dominos Pizza	1,488
3943-A	Elite Vapes	1,054
3943-B	Tax Services of America	1,116
3945-A	Allstate Insurance	1,116
3945-B	HYL Massage	1,116
3947-A	Clinica Latina Familiar	1,024
3947-B	Ay Guey Mexican Snacks	1,240
3949-A	Best Eyebrow Threading	1,112
3949B-3951A	Crystal Clear Water & Ice	2,228
3951-B	Accelerate Physical Therapy	1,054
3953-A	Energy Endeavor Inc	1,116
3953-B	Mission Trace Chiropractic	2,232
3955-A	Cricket	1,145
3955-B	AVAILABLE	2,294
3957-B	State Farm Insurance	1,054
3959	Cosmo Prof	2,542
3961-65	Las Palmas	4,960
3967	South Philly Cheese Steaks	1,440
3969	Yogurt Yum	1,260
3971	Modified Madness Tattoo	2,060
3973	AVAILABLE	2,077
3975	Sports Clips	1,500
3977	Mile High Karate	2,880
3981	Regime Sports Cards	1,440
3983	BZ Thai Spa	2,080
3985	Chan's Inn	2,080
3987-89	**First Smile Dental**	2,880
3991	Furzzaflyin Pet Salon	1,450
3993	Epic HR LLC	1,449
3995	Sliceworks	2,068
CO-3801	King Soopers	-
CO-3901	Taco Bell	-
CO-3903	Arbys	-

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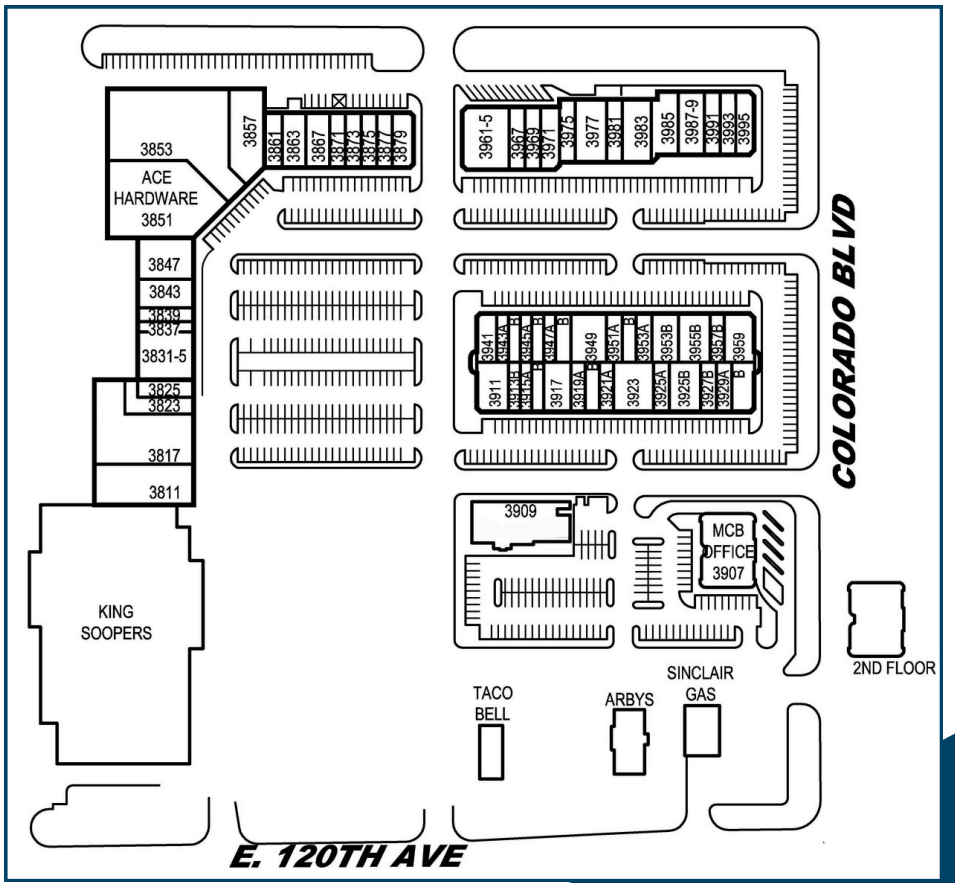








SITE MAP



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