

# Rocky Mountain News (CO)

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## REAL ESTATE DEALS

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CoStar Group Real Estate Information, which tracks commercial real estate information in Denver and across the country. Information:

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### Sales

\* Ent Federal Credit Union paid \$7 million for the 47,304-square-foot building at 7350 Campus Drive, Colorado Springs, from Woodmen Office Land Associates. Brokers: Timothy Richey, Michael Winn, Cushman & Wakefield.

\* An undisclosed, outside investor paid \$4.88 million to AmeriVest Properties for an 80 percent interest in the Panorama Falls building at 9085 Mineral Circle, according to the CoStar Group. AmeriVest, a Denver-based real estate investment trust, retains a 20 percent interest in the 62,800-square-foot building.

\* Holden Properties Colorado paid \$4.8 million to Pease Industries Inc. for a 153,000-square-foot building at 5000 Lima St. Brokers: Paul Kahn, Mitchell Zatz, Cushman & Wakefield.

\* Lila Enterprises LLC paid \$3.15 million for the 19,799-square-foot building at 9088 S. Ridgeline Blvd., Highlands Ranch. Broker: Gary Taylor, Cushman & Wakefield.

\* Jabdoc LLC, a shell company for **DPC Development**, paid \$1.8 million, or \$36.44 per square foot, for the 49,400-square-foot industrial building at 7088 S. Revere Parkway in the Koll Centennial Center. Brokers: Jeff Romer, R.C.Myles, John Segelke, Rick Schreck, Fuller and Co.

\* Highland Properties 4801 LLC paid \$1.62 million for a 47,250-square-foot self-storage building at 4819 Highway 78 West Pueblo. Brokers: Ben Henrich, Cary Clark, Ron Allum, Fuller and Co., and Tom Kalinski, RE / MAX Boulder.

\* Gary Tisch paid \$1.225 million, or \$46.25 per square foot, for the 24,320-square-foot Broadway Exchange Building at 723-725 S. Broadway. Brokers: Kelly Greene, Marc Lippitt, Scott Shwayder, Unique Properties LLC.

\* 1134 Broadway LLC and 1144 Broadway LLC paid \$1.1 million, or about \$103.15 per square foot, for a 10,664-square-foot office building at 3900 S. Federal Blvd. Brokers: Pete Wycoff, Frederick Ross Co., and Patrick Henry, Fuller and Co.

\* John V. Propp paid \$775,000 for a 13,500-square-foot industrial building at 100 s. Pecos St. Formcast Inc. was the seller. Broker: John V. Propp of Propp Property.

\* Todd and Lynette Falbo paid \$770,000 for the 12-unit East Yale Apartments at 5225 and 5534 E. Yale Ave. Broker: Terrance Hunt, Grubb & Ellis.

\* Big Step LLC paid \$690,300 for a 5,000-square-foot building at 1215 Delaware St. Broker: Ann Coggeshall, Cushman & Wakefield.

### Leases

\* Colorado Health Systems leased 58,050 square feet of new flex space at 4500 Florence St. in the Stapleton Business Center. Brokers: Gene Goodstat, the Staubach Co. Catellus Development Corp., the landlord, was represented by Jim Bolt, Mike Camp, Bill Thompson and Mindy Weiner of CB Richard Ellis.

\* CIGNA leased 34,431 square feet at 3900 E. Mexico Ave. from WHLNF Real Estate. Brokers: Doug Wulf, Joe Sigdestad, Fuller and Co., and Grubb & Ellis.

\* Diamond Trade Bindery Inc. leased 15,360 square feet from KEW Realty Corp. at 3700 Havana St., Unit 330. Brokers: Murray Platt, Doug Viseur, Grubb & Ellis.