


# REGENCY PLAZA

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4643 S. ULSTER STREET



 TRANSWESTERN®

CLASS A OFFICE SPACE AVAILABLE FOR LEASE



The ultra-modern Regency Plaza is a pristine, Class A, glass office tower adjacent to the Hyatt Regency Hotel in the Denver Tech Center. The center's prime location on Denver's urban outskirts offers the luxury of doing business near the city, without the hassles of downtown traffic. With direct access to downtown and Denver International Airport, you and your guests are positioned to efficiently conduct business. You are in easy walking distance of the Belleview lightrail station, and there is a regional bus stop next to the building.



## BUILDING FEATURES

- Total building area is 319,967 SF
- Exceptional views, ample glass and window line
- Keycard security access system
- Parking ratio is 3:1,000, covered
- Adjacent to Hyatt DTC with numerous restaurants and amenities nearby
- Easy access from I-25 and I-225
- LEED® Gold Certified
- Adjacent to RTD regional bus hub; within walking distance of Belleview Light Rail station
- Strong long-term owner and on-site property management
- On-site fitness facility, showers and locker rooms, and Wild Sage café
- Fiber optic providers include Cbeyond, XO, Level 3, Cogent, and Comcast
- Common conference room available for a fee
- Numerous hotels and restaurants nearby

## VIEWS FROM SUITE 1200



## AVAILABILITIES

<b>SUITE 230</b>	3,510 RSF <b>Spec Suite</b>
<b>SUITE 1100</b>	3,352 RSF AVAILABLE 9/1
<b>SUITE 1120</b>	4,817 RSF
<b>SUITE 1150</b>	14,213 RSF
<b>11TH FLOOR</b>	22,382 RSF



REMODELED LOBBY







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## CONTACT

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