



FOR LEASE CLASS A OFFICE SPACE

13500 E. Colfax Avenue
Aurora, CO 80045



corporex.com

ABOUT FITZ 500



Fitz 500 is Northwest Aurora's premier Class A office building, perfectly positioned in the heart of Fitzsimons Village. This eight-story building offers an exceptional environment for businesses, featuring expansive lobbies, open-air spaces, and street-level retail opportunities that cater to the entire Fitzsimons Village, the adjacent Anschutz Medical Campus—one of the fastest-growing medical hubs in the U.S.—and the Fitzsimons Innovation Community.

With seamless access to I-225, nearby restaurants, and top-tier amenities, Fitz 500 is designed to support employee collaboration and connectivity. The building is complemented by a completed 659-car structured parking garage, ensuring convenient access for tenants and visitors. Fitz 500 is the ideal choice for businesses seeking a vibrant, strategically located workplace at the intersection of innovation and opportunity.



- 8 Floors – 226,000 SF
- 26,000 SF Floorplates
- Outdoor Patio Space
- 1st Floor Retail & Restaurants
- Expansive Lobbies
- Adjacent to completed and open 8-story, 659-car structured parking garage
- Customizable/Flexible Space
- Open Air, Balconies and Natural Light
- State-of-the-art HVAC and building systems
- Conference and training rooms
- 7,000 +/- SF Retail
- 219,000 SF Office



Parking Garage

LOCATION



UCHealth University of
Colorado Hospital



Fitzsimons Innovation
Community



SPRINGHILL
SUITES[®]
BY MARRIOTT

Area Amenities: Dining,
Retail, Entertainment,
Hotels, Apartments



University of Colorado
Anschutz Medical Campus



Children's Hospital
Colorado

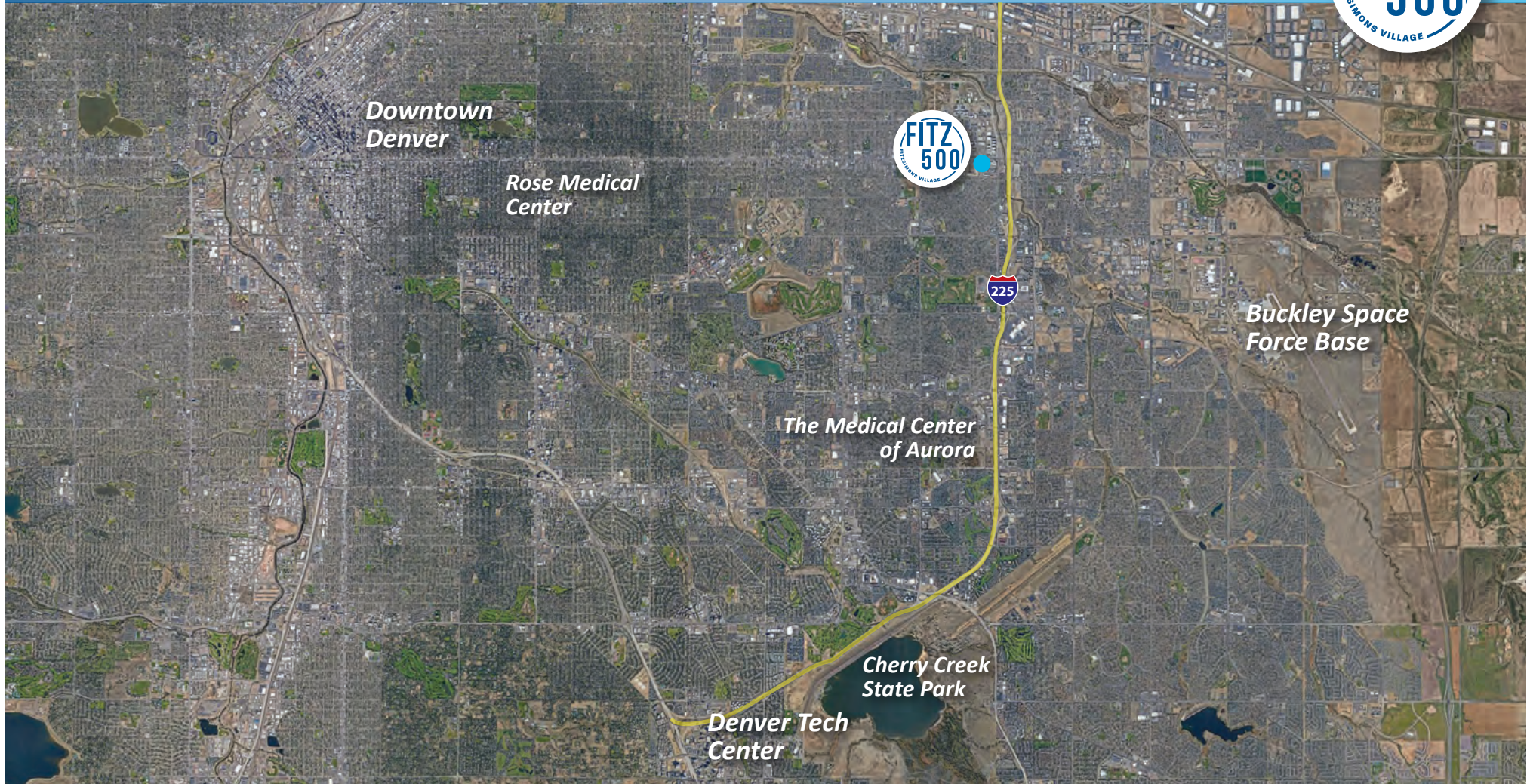


Rocky Mountain Regional VA
Medical Center

LOCATION



LOCATION



- **18 Minutes** to Buckley Space Force Base
- **17 Minutes** to Denver Tech Center
- **42 Minutes** to Boulder
- **30 Minutes** to Downtown Denver
- **20 Minutes** to Denver International Airport
- **10 Minutes** to Stapleton

LOCATION



**Parking
Garage**
659 Spaces

E. Colfax Avenue

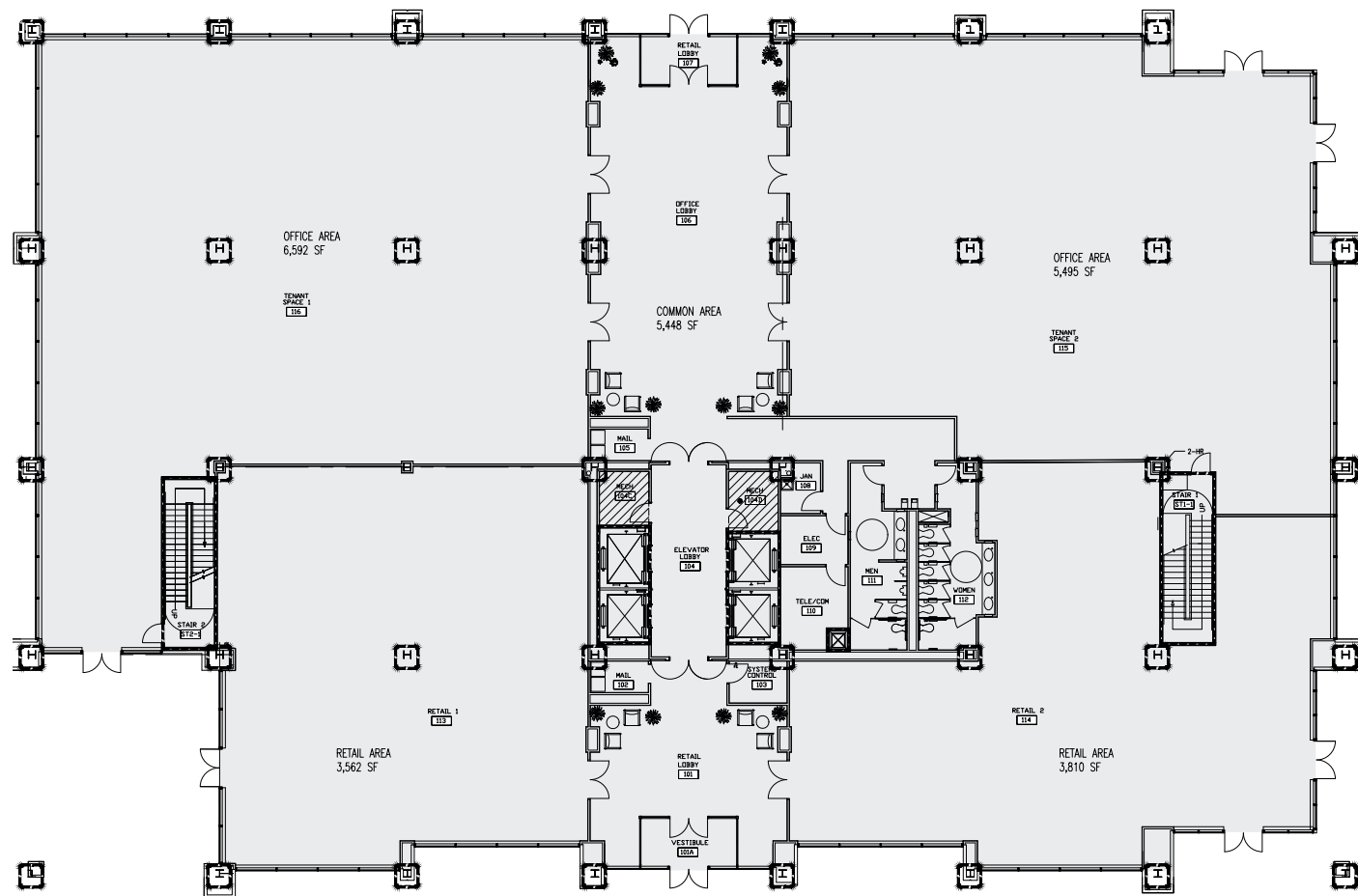


FLOOR PLANS



1st Floor

19,642 SF

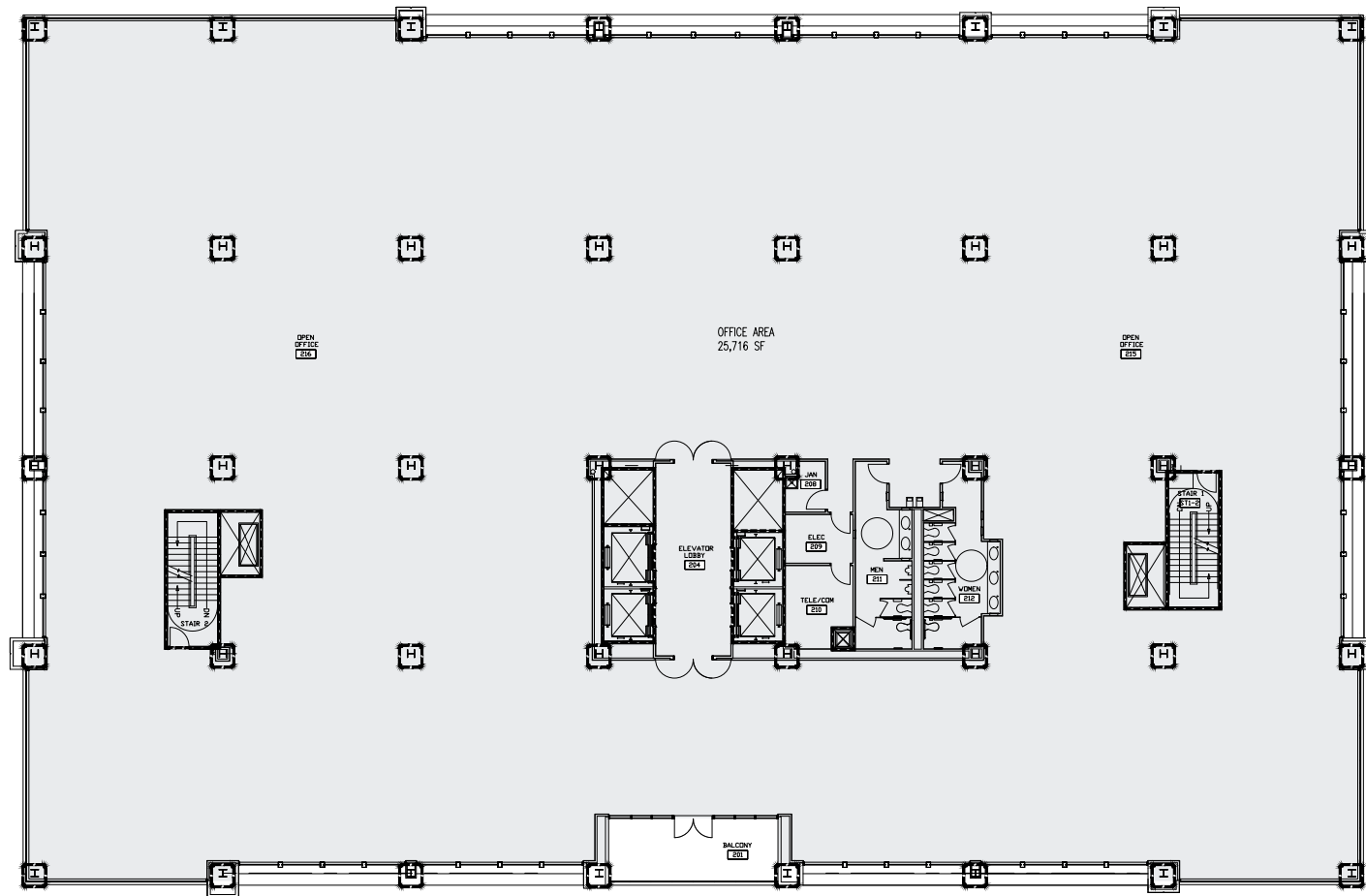


FLOOR PLANS



2nd-6th Floor

25,716 SF

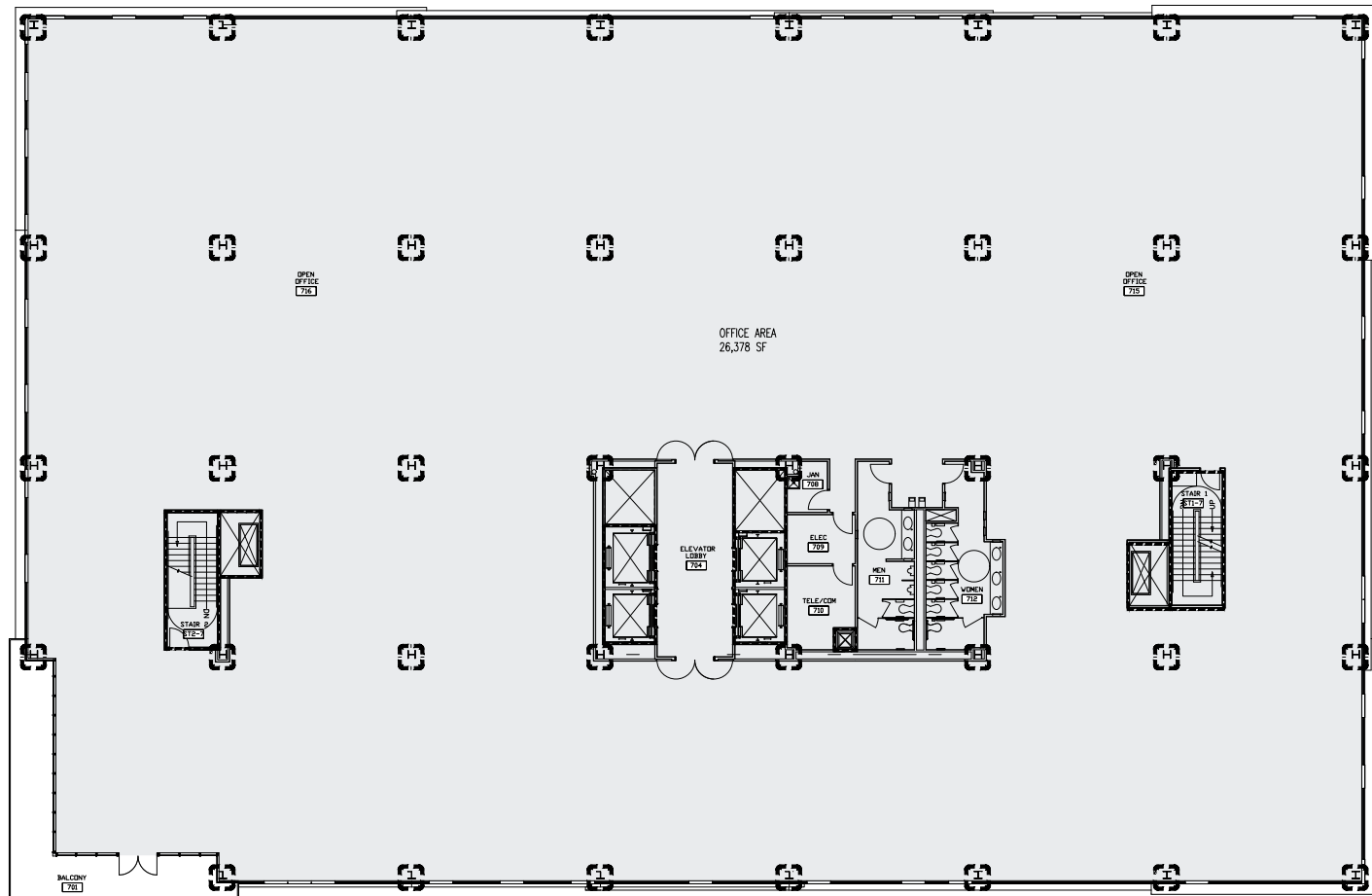


FLOOR PLANS



7th & 8th Floor

26,378 SF





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FOR MORE INFORMATION

Nick Heekin 513.866.3605



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