

Henry Group Announces Sale of \$10,200,000 Self-Storage Redevelopment Site in Denver/RiNo Art District Colorado



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Denver, CO October 6, 2021 – Henry Group, LLC is pleased to announce the sale of the fee simple interest in commercial land property located at 3225 Denargo Street, to DM6 Land, LLC (Buyer) from Big Hat Land Company, LLC (Seller). The property closed on October 1, 2021, for \$10,200,000.

The 1.49-acre lot was purchased for \$10 Million / \$155/sq.acre. The current tenant, Mrs. Condie's plans to lease back the building for a short period of time post-closing. The site consists of 64,852 square feet of C-MS-16 zoned land and was rezoned by the Denver City Council. Buyer intends to build a 326-unit 16-story apartment complex.

Patrick Henry of the Henry Group acted as transaction broker in the successful completion of this sale.

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