

Piney Creek Square

15410 E Orchard Rd | Centennial, CO 80016



FOR LEASE



AVAILABLE

1,200 - 2,400 SF

RATE

Contact Broker

CITY/COUNTY

Arapahoe County

ABOUT THE PROPERTY

- Strong area demographics, including high household income
- Strong retail corridor
- Abundant parking
- Signalized intersection and good access
- Vibrant co-tenancy with multiple long-term tenants
- Updated landscaping
- Space available on monument signs

TRAFFIC COUNTS

E Orchard Rd

24,391 VPD

S Parker Rd

70,122 VPD

Year: 2025 | Source: Esri

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	9,519	91,460	286,333
Daytime Population	9,846	91,432	294,310
Avg. Household Income	\$184,325	\$151,573	\$137,074
Estimated Households	3,333	33,486	109,885

Year: 2025 | Source: Esri

CONTACT

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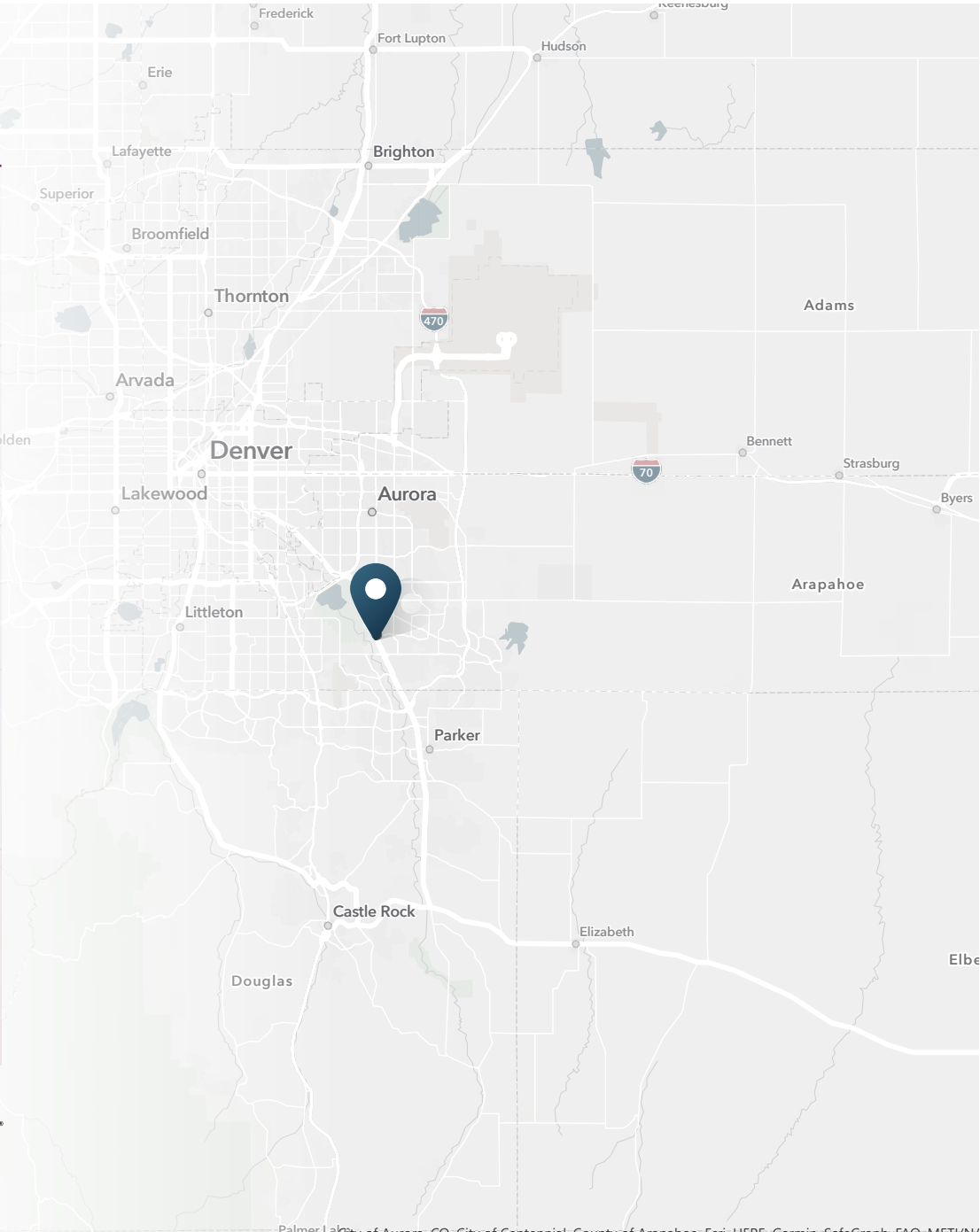


Suite	Tenant	SF
Building A		
1	PCS Vet Clinic	1,215
2	Chiropractor	1,200
3-4	AVAILABLE	2,400
5	PC Farm Dentist	1,800
6	Blue Dragon Taekwondo	1,800
7	State Farm Insurance	1,200
8	Edward Jones	1,200
9	Salon Aspen	1,200
10	Piney Creek Liquors	2,200
11	Dougs' Day Diner	2,560
Building B		
1	The Hiit Squad	2,400
2	Centennial Pediatrics	3,600
3	Piney Creek Yarn	2,400
Building C		
1	Elements Massage	1,895
2	Health & Wellness Med-Spa	1,705
3	AVAILABLE	1,200
4	Village Orthodontics	2,400
Building D		
1	Bent Barley Tasting Room	2,400
2	Piney Creek Nails	1,200
3	Mama Louise	2,400



DEMOGRAPHIC HIGHLIGHTS

Population	1 Mile	3 Miles	5 Miles
2025 Estimated Population	9,519	91,460	286,333
2030 Projected Population	9,755	91,432	294,310
Proj. Annual Growth 2025 to 2030	0.49%	-0.01%	0.55%
Daytime Population			
2025 Daytime Population	9,846	79,775	330,663
Workers	5,282	40,249	205,837
Residents	4,564	39,526	124,826
Income			
2025 Est. Average Household Income	\$184,325	\$151,573	\$137,074
2025 Est. Median Household Income	\$152,969	\$117,277	\$106,600
Households & Growth			
2025 Estimated Households	3,333	33,486	109,885
2030 Estimated Households	3,441	33,598	113,944
Proj. Annual Growth 2025 to 2030	0.64%	0.07%	0.73%
Race & Ethnicity			
2025 Est. White	64%	62%	60%
2025 Est. Black or African American	8%	9%	10%
2025 Est. Asian or Pacific Islander	14%	11%	10%
2025 Est. American Indian or Native Alaskan	1%	1%	1%
2025 Est. Other Races	14%	18%	19%
2025 Est. Hispanic (Any Race)	12%	16%	17%





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