



## COMMERCE

### 01 CENTER STREET DISTRICT

It will all come together in the Center Street District. Anchored by the future Butterfly Pavilion and Adams 12 STEM school, Center Street will feature unique shops, essential services, farm-to-table restaurants and a lively public square designed for the lost art of people watching.

### 02 NEARBY SHOPPING, DINING & SERVICES

Eventually Baseline's retail district will be bustling with activity. In the meantime, there are plenty of nearby businesses and services, including a fantastic grocery store, restaurants, a Children's Hospital, and a future IKEA location.

### 03 TRANSIT HUB

A future state-of-the-art multi-modal transit hub will strengthen connections to Denver, Boulder and points beyond, eventually bringing a variety of ways to get in and out of Baseline.

### 04 FLEX/CREATIVE OFFICES

When your company needs room to think, create, experiment or keep some inventory on hand, Baseline has the space for you. Flex/Creative space can help you grow your business in the right way.

### 05 CENTER STREET OFFICE BUILDING

Located in the heart of Baseline's business and cultural district, on Center Street, and designed for how companies work today. With 180,000 square feet of office and retail space available for lease.

### 06 SHERIDAN STREET OFFICE BUILDING

Footsteps to Center Street, with easy access from Baseline Road (Highway 7). This office features energy-efficient, digital-ready spaces. With 150,000 square feet of office space available for lease.

## GREEN INFRASTRUCTURE

### 07 THE PARKLANDS

The Parklands will be the centerpiece of Baseline's green infrastructure. Oriented around Preble Creek, it will be realized not as a single park but as a mix of inspired outdoor spaces, each with something fun and different to offer.

### 08 BROOMFIELD OPEN LAND

A breath of fresh air is right outside your door. Baseline benefits from its location in Broomfield where residents are surrounded by vast swaths of open space and trails that link to nearby parks and the regional trail system.

## RESIDENTIAL

### 09 WEST VILLAGE

Baseline will offer new choices in how to live, starting with West Village. Including a mix of single-family, paired homes and townhomes for sale this summer, and Park 40 apartment homes for lease in spring 2021. Made for people who value design and energy efficiency. And who want to know their neighbors.

## EDUCATION

### 10 PROSPECT RIDGE ACADEMY

This highly rated K-12 charter school offers students a chance to challenge themselves while establishing the foundation for lifelong learning. As a bonus, it's close enough for most students to walk to class.

### 11 ADAMS 12 STEM SCHOOL

From the beginning, Baseline invited forward-thinking educators to co-create a new community dedicated to the pursuit of knowledge. While helping envision a planned on-site STEM school unlike anything else in the country.

### 12 BUTTERFLY PAVILION

The Butterfly Pavilion's new 80,000-square-foot facility will not only enhance visitor experiences in creative new ways, it will help advance the science of entomology, with its new planned Center for Invertebrate Research.