

# Life Sciences: Denver-Boulder

Powered by Savills Research & Data Services



## Market Highlights

- NexCore Group opens a 33,700 square foot (sf) life sciences building, HATCHspaces, at 2880 Wilderness Place in Boulder.
- Synergy Spine Solutions, a medical device developer, raised \$30.0 million in funding, which will be used to continue and complete their clinical trials while supporting commercialization in markets outside the country.

The Colorado BioScience Association is partnering with two dozen companies, municipalities and economic development groups to attract new life sciences companies, talent and investment to Colorado.

## Major Developments Under Construction



**Infinite Labs**

- SF: 237,000
- Delivery: Q4 2024
- Developer: SteelWave and Rialto Capital Management



**Agilent Technologies**

- SF: 198,000
- Expansion of existing facility
- Delivery: 2026
- Developer: Agilent Technologies



**Centennial Valley Innovation Center**

- SF: 134,393
- Former Lowe's hardware store conversion
- Delivery: Q3 2024
- Developer: Vitrian and Koelbel and Company



**Wilderness Labs Building I**

- SF: 51,102
- Delivery: Q2 2024
- Developer: Beacon Capital Partners

## Notable Leases



**Covetrus**

13250 E Smith Rd  
48,801 sf  
Q4 2023



**Heska**

4550 Byrd Dr  
41,480 sf  
Q4 2023



**Novo Nordisk**

4780 Pearl E Cir  
41,063 sf  
Q1 2024



**Prospect Life Sciences**

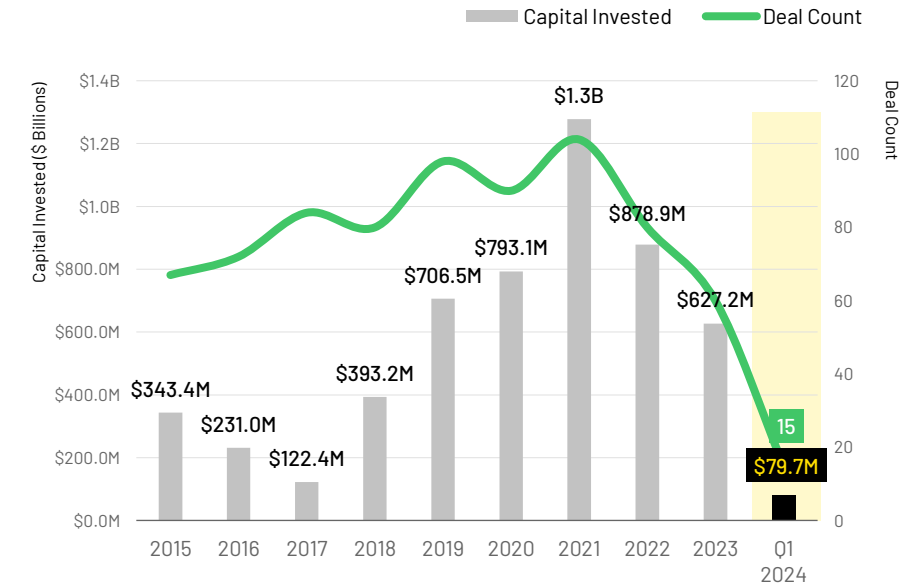
11025 Dover St  
13,560 sf  
Q1 2024



**BioLoomics**

2477 55th St  
13,321 sf  
Q1 2024

## Life Sciences Related VC Funding



Companies	Deal Size	Deal Type
Synergy Spine Solutions	\$30.0M	Series A
Flagship Biosciences	\$3.0M	Later Stage VC
Burst Diagnostics	\$2.4M	Early Stage VC
KromaTiD	\$2.1M	Series C
Triopsy	\$1.9M	Later Stage VC