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THERMAL COMFORT
FLOOR BY FLOOR HVAC, INCREASED
CAPABILITY FOR VERIFIED THERMAL
COMFORT AND THERMAL ZONING

FLOOR TO CEILING GLASS ACCESS TO NATURAL LIGHT

RESPONSIVE RESTROOMS ANTIMICROBIAL HARDWARE TOUCHLESS FIXTURES

INDOOR WATER USE REDUCTION UPGRADED PLUMBING FIXTURES

PRIVATE USE ROOMS SINGLE USER RESTROOMS MOTHERS ROOMS

10 OUTDOOR BALCONIES AND 2 LARGER TERRACES PROVIDING ACCESS TO OUTDOOR SPACES AND FRESH AIR

FITNESS CENTER INCLUDING HEALTH & WELLNESS SERVICES

BIPOLAR AIR IONIZATION NEUTRALIZING VIRUSES AND BACTERIA

AIR VENTILATION FRESH AIR DELIVERY UP TO 6 TIMES NATIONAL AVERAGE

AIR FILTRATION
HIGH PERFORMANCE MERV-15 AIR FILTERS
IN ALL AIR HANDLING SYSTEMS

ENCLOSURE COMMISSIONING TESTING
ENHANCED POLLUTION INFILTRATION
MANAGEMENT

ENCLOSURE COMMISSIONING TESTING 2.5 X INCREASE IN ENERGY REDUCTION BY IMPROVED OPTIMIZATION ENERGY PERFORMANCE AND USE OF DEMAND RESPONSE STRATEGIES

LARGE AMENITY TERRACE HEALTH & WELLNESS ACTIVITIES

TOUCHLESS ELEVATOR ACCESS DESTINATION DISPATCH SYSTEM

TOUCHLESS BUILDING ENTRY AUTO OPERATED REVOLVING AND SWING ENTRY DOORS

OVERED BICYCLE STORAGE
OMPLIMENTARY TENANT BICYCLE
ARKING

DIRECT ACCESS TO BIKE LANE









1900 Lawrence

Denver, Colorado, USA

This 31-story, Class A office tower is located in Denver's LoDo (Lower Downtown) district. Just west of the downtown core, this active mixed-use neighborhood is centered around Union Station, the city's main railway station and central transportation hub.

The project includes 700,000 square feet of office space on 24 floors, six levels of podium parking, two levels of underground parking, and 10,000 square feet of ground-floor retail across multiple venues.

Designed to provide seamless connections between indoor and outdoor spaces throughout, the building features a stepped massing that helps facilitate this integration. The shifts in the building open a total of 11 private tenant terraces, and a tenant lounge on Level 7 leads to a larger communal amenity terrace that features views of the Front Range, Coors Field and Skyline Park. Doubling as a green roof for the parking podium, the amenity terrace includes a variety of landscape features and hardscape seating. Large, operable glass walls open up the rest of the amenity level, which includes premier common facilities such as a state-of-the-art fitness center and a multi-use conference center.

On the exterior, profiled vertical column covers modulate the façade to express the building's structural rhythm and emphasize the massing shift by playfully switching orientation at each transition. The high-performance, unitized curtain wall is articulated with vertical fins on standoffs, giving the façade a rich texture that reflects changing natural light throughout the day.

At the ground level, the tower is anchored between two active public plazas at the south and west corners that connect to food and beverage venues. The building lobby is designed as an extension of the outdoor space, with a highly transparent glass façade that blurs the boundary between interior and exterior. Inside, the lobby features a full-height, folded travertine wall, inspired by the geometry of the nearby Rocky Mountains.

Designed with the latest technology, sustainability, and health and wellness standards in mind, the building includes hospital-grade ventilation systems, touchless elevator and access controls, and is seeking LEED, WELL and WiredScore certifications at the highest levels. The building's highly efficient rectilinear floorplates with floor-to-ceiling glass and a state-of-the-art building infrastructure maximize occupant health and

Project Data

SIZE

31 stories 1,088,000 sf total 702,000 sf office 10,100 sf retail

FEATURES

632 parking spaces

LEED Platinum WELL Platinum Precertification WiredScore Platinum

Associate Architect: Shears Adkins Rockmore

CLIENTS

Riverside Investment & Development Convexity Properties Canyon Partners Real Estate LLC

Recognition & News

RECOGNITION

2025 Award of Excellence, Best Tall Building Americas — Council on Tall Buildings and Urban Habitat
2025 Award of Merit, Office/Retail/Mixed-Use - ENR
Mountain States & Southwest Magazine
2025 Green Good Design Award — The Chicago
Athenaeum
2024 Office Development of the Year — NAIOP
Colorado Chapter

NEWS

1900 Lawrence Recognized With CTBUH Best Tall Building Americas Award of Excellence Goettsch Partners Opens New Denver Office GP Celebrates Groundbreaking for First Building in Denver

