

# Curtis Park Vacant Land Parcels

## 3051 Stout St. - #5981871

**\$225,000**

Empty lot in Historic Curtis Park, near park, shops, bars, light rail, and downtown Denver. Located in one of Denver's most popular neighborhoods, Five Points, and within walking distance to Mestizo-Curtis Park, RiNo Art District, schools, grocery stores, and so much more! The lot is part of the Denver Housing Authority's redevelopment of Platte Valley Homes.

**County:** Denver

**Neighborhood:** Five Points

**Lot Dimensions:** 25.02' x 125.28'

**Lot Size:** .07 acres/3,135 sqft

**Zone:** U-RH-2.5 - Urban - Row House - 2.5 stories maximum height

UO-3 - Historic Structure Use Overlay

CO-2 - Curtis Park Conservation Overlay

**Council District:** 9

**Historic District:** Curtis Park Historic District

**School District:** Denver 1

**Type:** Vacant Land

**Exposure:**

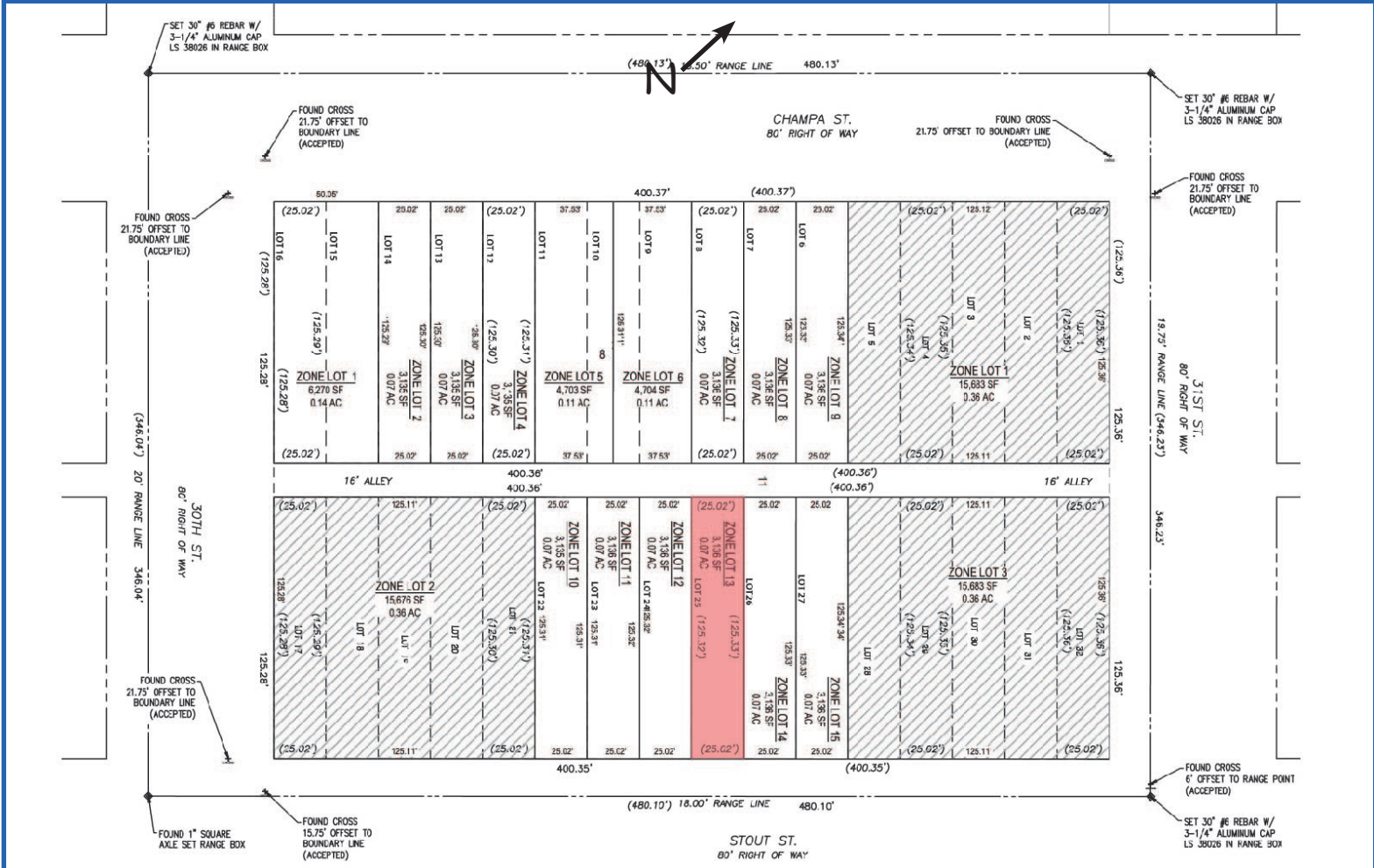
**Property Upgrades:** New sanitary sewer line

Alley access improvements



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## Curtis Park Request for Proposal

DHA has issued the Curtis Park Request for Proposal (RFP) for the Curtis Park Vacant Land Parcels via the website ([www.curtisparklots.com](http://www.curtisparklots.com)) and through the MLS.

Interested offerors can submit proposals to [realestate@denverhousing.org](mailto:realestate@denverhousing.org). Proposals shall include responses incorporating the evaluation criteria, and at a minimum, include a narrative and preliminary conceptual drawings/illustrations (up to 5 pages).

## Evaluation Criteria

Scoring will be done by an independent evaluation team comprised of DHA staff. Specific input from a Curtis Park neighbor advisory group will be done in conjunction with the evaluations. All Offerors will be excluded from any input from the Curtis Park neighbor advisory group.

**Price: 50 points**

**Design/Experience: 25 points**

**Capacity: 15 points**

**Development Intent: 10 points**



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**Additional Information:**  
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[www.denverhousing.org](http://www.denverhousing.org)