FOR IMMEDIATE RELEASE

September 28, 2026

PAULS Returns to the Denver Tech Center with Acquisition of Award Winning Regency Plaza

DENVER, CO, September 28, 2026: PAULS today announced it has closed on the acquisition of Regency Plaza, a 15 story, 335,908 square foot Class A office tower located at 4643 South Ulster Street in the Denver Tech Center. The building was purchased from Granite Properties.

The purchase marks a return to Regency Plaza for PAULS, who previously owned the property, and renews the firm's presence in the Denver Tech Center.

"Regency Plaza is an iconic building that we know well, and we are excited to expand our presence in the Denver Tech Center once again," said Brian Pauls, President of PAULS. "The property has been exceptionally maintained, and it is strongly positioned for Denver's office recovery."

Regency Plaza is 83% leased, with over 176,000 square feet of new leases executed since early 2024. Originally built in 1985 and repositioned in 2020, Regency Plaza offers a renovated lobby, an outdoor plaza, a fitness center, a training facility, and an on site restaurant / market. The building received the 2025 TOBY (The Outstanding Building of the Year) Award from BOMA Denver Metro.

Colliers will continue to lead leasing at Regency Plaza, with principals Abby Pattillo and Robert Whittelsey remaining on the assignment. The Colliers team has delivered strong leasing results at the property over the past several years, and PAULS looks forward to building on that momentum as it leases the building's remaining availability.

Newmark's Tim Richey and Jack Richey\ represented the seller in the transaction.

The acquisition was financed with fixed rate debt provided by Collegiate Peaks Bank, a division of Glacier Bank.

About PAULS

Founded in Denver in 1993, PAULS is a privately held real estate investment, development, and asset management company. Over three decades, the company has developed, operated, and maintained over 17 million square feet of industrial space, 3.6 million square feet of office, 2,200 acres of land, 2,500 for sale residential units, and 12,900 for rent residential units throughout North America. Its fully integrated, in house platform spans underwriting, acquisitions, development, construction management, leasing, asset management, and property operations. During this period, PAULS has managed over $7 billion of assets and has developed strong relationships with institutional lenders and investors around the world. PAULS is headquartered at 100 Saint Paul Street in Denver. For more information, visit thepaulscorporation.com.

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