

# Fitzsimons

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**Website:** City of Aurora / Business Services / Economic & Business Development / Transit Oriented Development / **Fitzsimons**

**Location:** The [R Line](#), about 1,700 feet east of Peoria Street on the north side of Fitzsimons Parkway, overlooking the city's Sand Creek Park and trail system along Sand Creek and Toll Gate creeks

[Sand Creek Regional Greenway](#) and residential neighborhoods are on the station's north side, the Fitzsimons Innovation Campus and the Anschutz Medical Campus are to the south, and the Stapleton residential neighborhood is to the west.

**Parking:** No commuter parking

**Vision:** The station shapes the northern entry to the Fitzsimons Innovation District and the Anschutz Medical Campus, one of the largest medical and bioscience developments in the country. These two districts integrate state-of-the-art medical education, research and clinical facilities, all within a walkable area that also will be supplemented with a shuttle system. The Fitzsimons Innovation Campus is envisioned to be an office, hotel and residential district focused on medical and bioscience uses.

**Other Land Details:** About 150 acres of developable land are available through the [Fitzsimons Redevelopment Authority](#) (FRA), the major property owner in the area. The city is working closely with the FRA to identify land use concepts and a street and block layout that will guide development for many years. The uses in this area will complement the Anschutz Medical Campus and hospitals south of Montview Boulevard. Together with the

Anschutz Medical Campus, this will become a major employment center with approximately 45,000 employees and complementary residential, hotel and retail uses.

Properties in this area are within the [Colorado Science and Technology Park Urban Renewal Area](#).

