



# Capitol Hill Neighborhood Guide



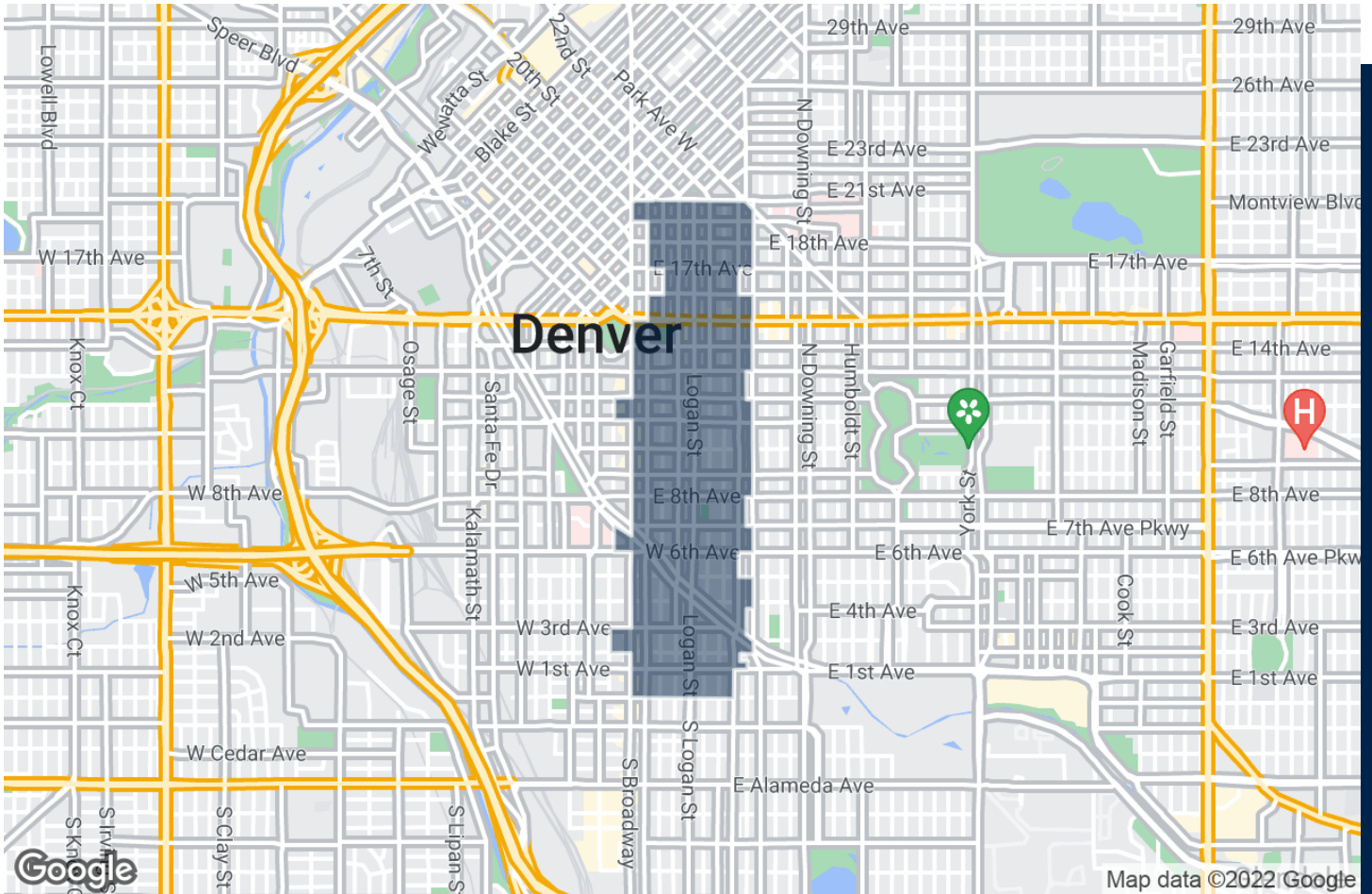
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## Denver, Colorado

October 2022

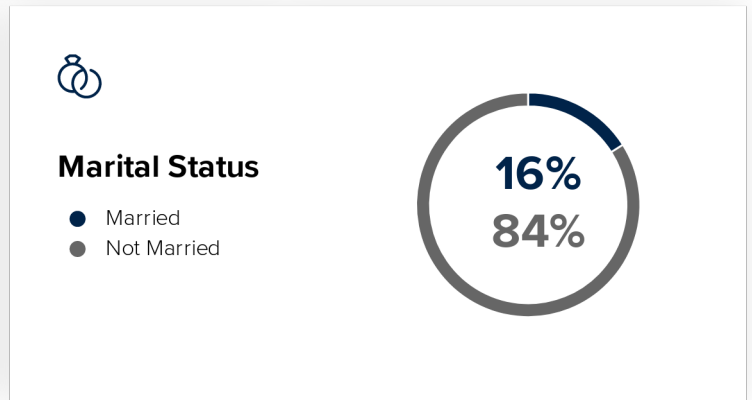
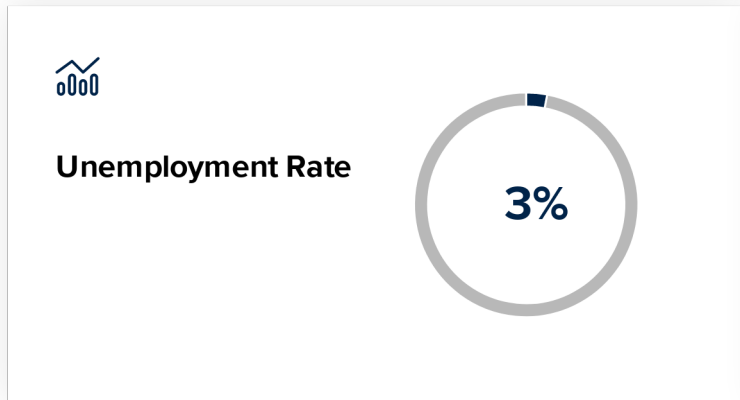
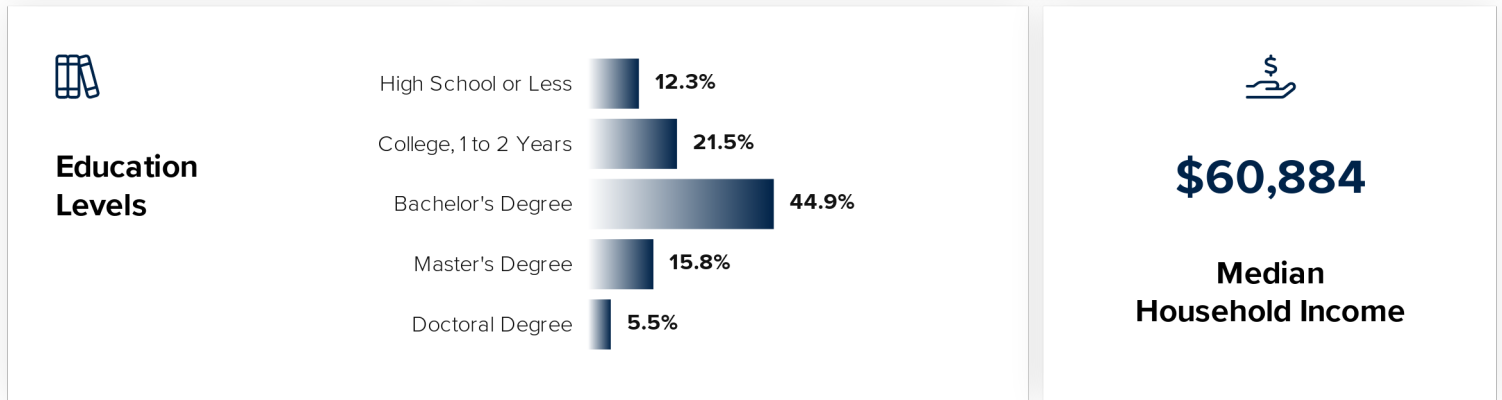
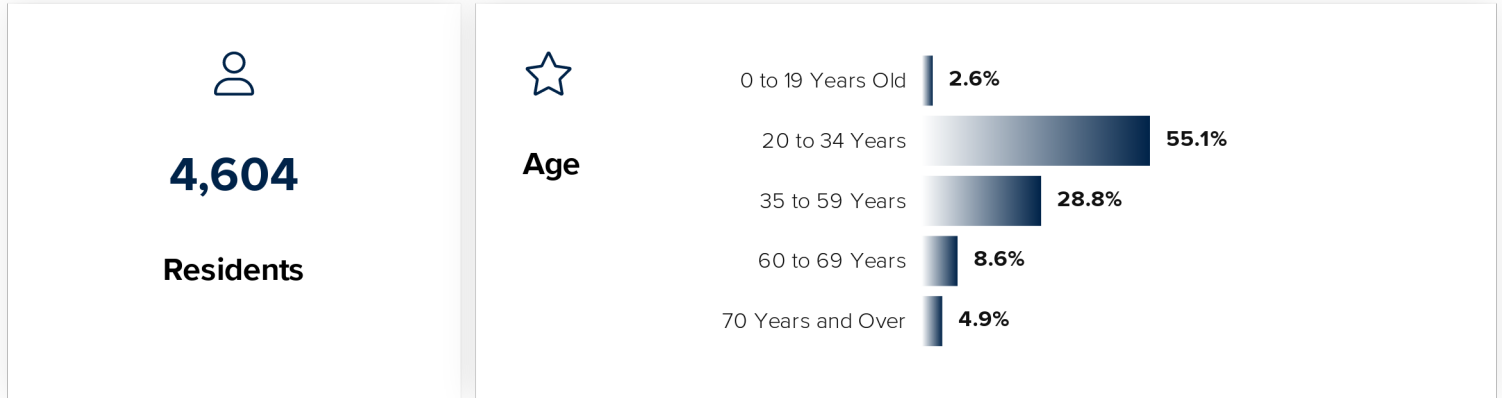


# About 80203





# Demographics



Data provided by the U.S. Census Bureau





# Area Schools

## Elementary Schools

Name	Grades	Enrollment	Stu-Teach Ratio	District
<b>Academia Ana Marie Sandoval</b>	PK-6 <sup>th</sup>	423	20:1	Denver County School District 1
<b>Bryant Webster Dual Language Ece-8 School</b>	PK-8 <sup>th</sup>	413	15:1	Denver County School District 1
<b>Cole Arts and Science Academy</b>	PK-5 <sup>th</sup>	320	14:1	Denver County School District 1

10 more schools. For a full list, visit <https://insights.livsothebysrealty.com/g/de0eef9150>

## Middle Schools

Name	Grades	Enrollment	Stu-Teach Ratio	District
<b>Grant Beacon Middle School</b>	6 <sup>th</sup> -8 <sup>th</sup>	459	18:1	Denver County School District 1
<b>KIPP Sunshine Peak Academy</b>	5 <sup>th</sup> -8 <sup>th</sup>	430	12:1	Denver County School District 1
<b>Morey Middle School</b>	6 <sup>th</sup> -8 <sup>th</sup>	354	18:1	Denver County School District 1

2 more schools. For a full list, visit <https://insights.livsothebysrealty.com/g/de0eef9150>

## High Schools

Name	Grades	Enrollment	Stu-Teach Ratio	District
<b>Bruce Randolph School</b>	6 <sup>th</sup> -12 <sup>th</sup>	777	14:1	Denver County School District 1
<b>Compassion Road Academy</b>	9 <sup>th</sup> -12 <sup>th</sup>	96	8:1	Denver County School District 1
<b>Contemporary Learning Academy</b>	9 <sup>th</sup> -12 <sup>th</sup>	124	8:1	Denver County School District 1

12 more schools. For a full list, visit <https://insights.livsothebysrealty.com/g/de0eef9150>

Data provided by School Digger, National Center for Education Statistics and the U.S. Census Bureau. The schools listed are intended to be used as reference only. To verify enrollment eligibility for an area, contact the school directly.





# Top Local Businesses

Name	Rating	Category	Address
Angelo's Taverna	★★★★★	Italian	620 E 6th Ave
Lowdown Brewery + Kitchen	★★★★★	Breweries	800 Lincoln St
Counter Culture Brewery + Grille	★★★★☆	American (Traditional)	205 E 7th Ave
West of Surrender	★★★★☆	American (Traditional)	501 16th St Mall
Logan Street	★★★★☆	Wine Bars	400 E 7th Ave
ScooTours Denver Scooter Rental	★★★★★	Scooter Rentals	1417 California St
Angelo's Taverna	★★★★☆	Italian	620 E 6th Ave
Logan Street	★★★★☆	Wine Bars	400 E 7th Ave
Revival Denver Public House	★★★★☆	American (New)	630 E 17th Ave
Steuben's Uptown	★★★★☆	Diners	523 E 17th Ave
Prohibition	★★★★☆	American (New)	504 E Colfax Ave

Data provided by yelp





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# Top Lifestyle Trends

The lifestyles trends below are based on billions of social media data points broken down into 52 segments and mapped at the neighborhood level. The scores indicate the prevalence of each segment in an area.



## Mindfulness & Spirituality

**87%**

Seeking peace and well-being through meditation, gratitude and spirituality.



## Whiskey Business

**86%**

Characterized by their appreciation for all things whiskey, this population enjoys the classy atmosphere of whiskey drinking and learning about different brands.



## Art Lovers

**86%**

Galleries, city murals, and skillful latte art gets this population excited. They're always on the lookout for creative expression.



## Yoga Advocates

**81%**

Improving flexibility, strength, and overall well-being is the yogi's aim. This population is looking for the right community, instruction, and accessories.



## Gratitude

**78%**

From generous tipping to standing ovations, this population has a way with giving someone a pat on the back.



## Coffee Connoisseur

**76%**

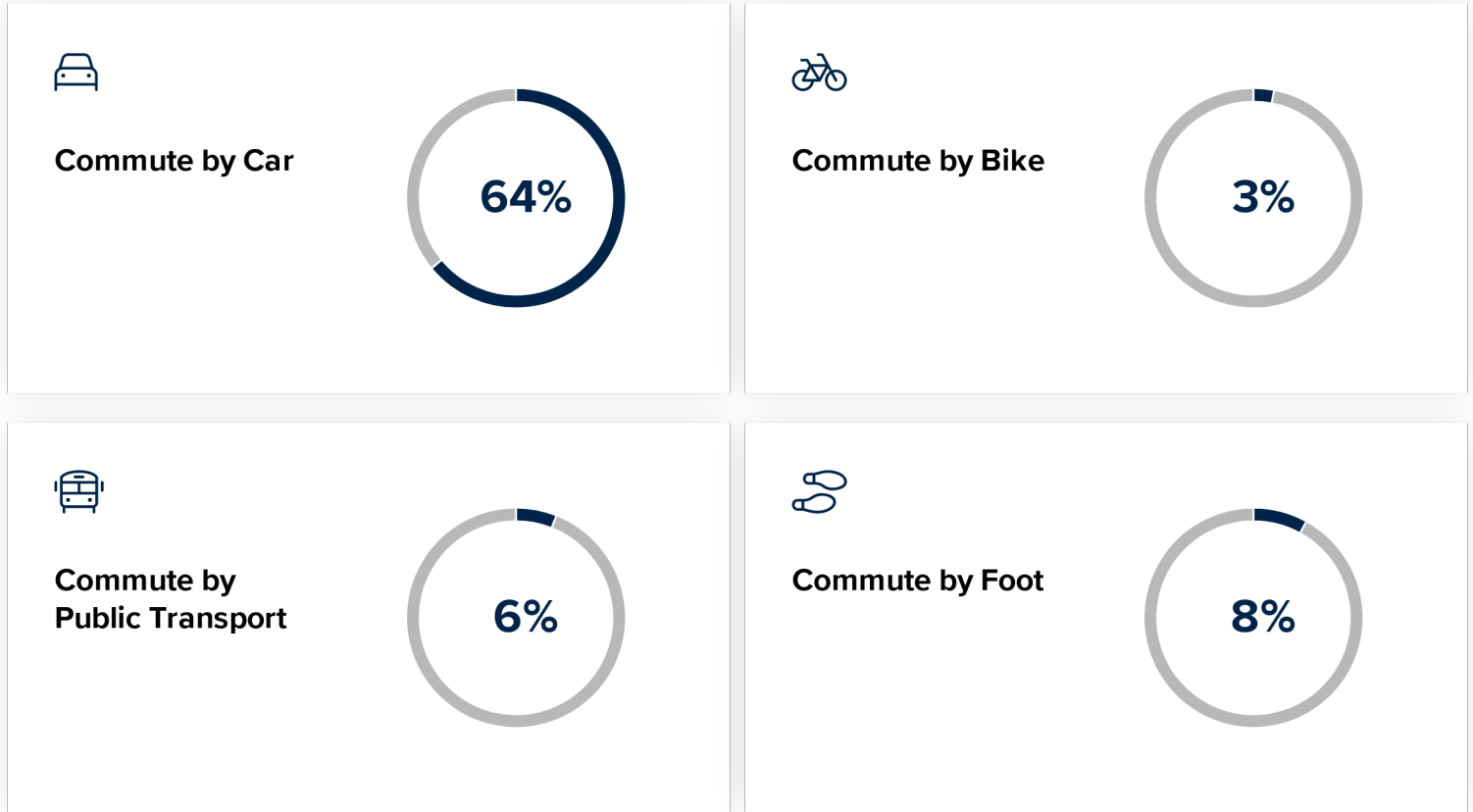
Morning java. Cup of Joe. Caffeine in an IV. Whatever they call it, this population loves coffee and the culture around it.



# Commute Highlights

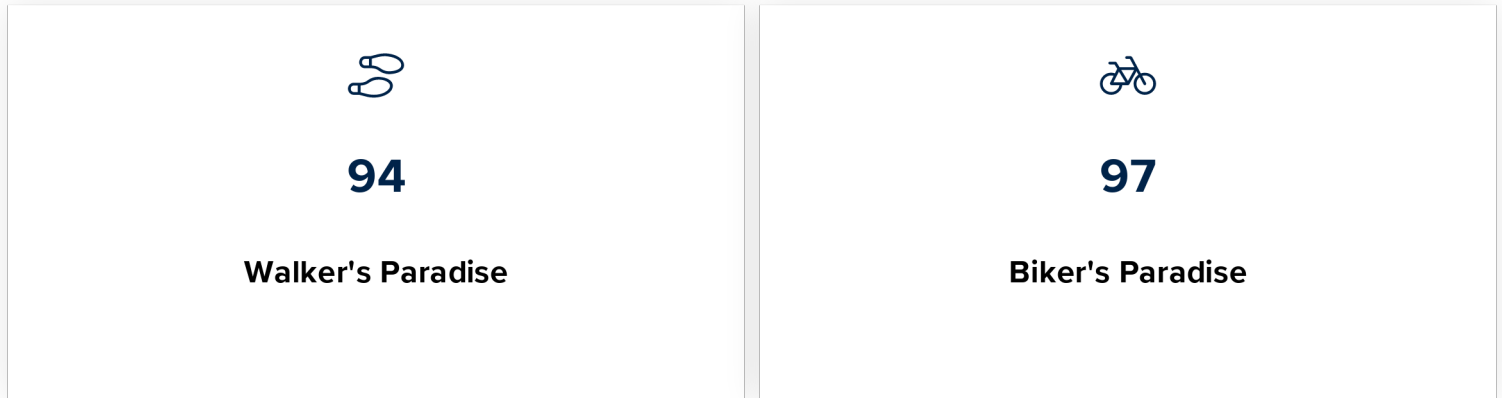
The percent ratings below indicate the portion of area residents who commute to work by walking, car, public transit, or cycling. The most popular method of commuting in this area is car, used by 64% of people, and the average commute time to work is between between thirty and forty-four minutes. Of those commuters, 45% of them leave for work between 6 and 8 AM.

## Commute Methods



Data provided by the U.S. Census Bureau

## Walk and Bike Scores



Data provided by Walk Score®



# Environmental Factors

The climate data below highlights environmental factors that 80203, Colorado, faces from climate change in the coming years. The risk scores are based on the latest modeling data from climate scientists, universities, and federal agencies.



The average risk due to climate change for this area is moderate.



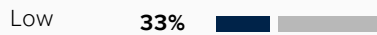
## Flood



About **27.69%** of buildings in 80203, Colorado have a significant flood risk. A typical building with flood risk in this area has about a **35%** chance of a flood over about **18"** deep before 2050.



## Storm



Normally, you experience about **11** significant 2-day storms per year, with about **0.59"** of precipitation per storm. Your forecast in 2050 is about **12 storms**, with about **0.63"** of precipitation per storm.



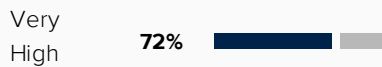
## Heat



A day that reaches **94°F** is considered hot for 80203, Colorado. Normally, you experience about **8** hot days per year. The forecast for 2050 is about **43 hot days** per year.



## Drought

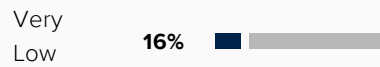


The percentage of available water supply used by humans determines water stress. An area is at especially high risk when water stress is above 40%.

The water stress for 80203, Colorado is currently about **32.59%**. In 2050 it is predicted that the amount of water stress will be around **44.62%**.



## Fire



Normally, about **0.03%** of land near 80203, Colorado burns in a year, or about **9 sq. miles** within a 100-mile radius. The forecast projects that by 2050 the number will change to about **0.86%** of land or **270 sq. miles** per year.

Environmental data provided by ClimateCheck®