



OFFICE SPACE FOR LEASE

7025 SCOTTSDALE

7025 NORTH SCOTTSDALE ROAD



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Professional amenity-rich environment in the dynamic Scottsdale market

ABOUT 7025 SCOTTSDALE

Located just north of the northeast corner of Scottsdale Road and Indian Bend Road in the dynamic Scottsdale market.

PROPERTY HIGHLIGHTS

- Three-story, ±91,148 SF class A office building

BUILDING FEATURES

- Professional amenity-rich environment of hotels, shopping, and restaurants, including Starbucks, Blue 32, and Wildflower Bread, within walking distance.
- Ease of egress at lighted signal entrance to Scottsdale Road
- Parking ratio - 4/1,000; Two levels of subterranean and ample surface parking

LOCATION

- Premiere Scottsdale Road location
- Excellent access to Loop 101 Freeway



★ AREA AMENITIES



7025 NORTH SCOTTSDALE ROAD, SCOTTSDALE AND EAST INDIAN BEND ROAD

RESORTS AND HOTELS

- 1 Hilton Scottsdale Resort & Villas
- 2 Residence Inn By Marriott Scottsdale
- 3 Scottsdale Plaza & Resort
- 4 The McCormick
- 5 The Scottsdale Resort At McCormick Range
- 6 Andaz Scottsdale Resort & Spa

DINNER

- 1 Houstons

- 2 Paul Martins American Grill
- 3 Veneto Trattoria
- 4 Blanco Tacos + Tequila
- 5 Fogo de Chao Brazillian Steak house
- 6 Rancho Pinot
- 7 Totties Asian Fusion 2
- 8 Fat Ox
- 9 SumoMaya
- 10 Ruth's Chris Steak House
- 11 Roka Akor

- 12 Chart House
- 13 Tia Shorty's Authentic Mexican Food
- 14 Sushi Sen
- 15 Pinon Grill

BREAKFAST/LUNCH

- 1 Nektar Juice Bar
- 2 Slanted Rice Vietnamese Bistro
- 3 MAD Greens
- 4 First Watch
- 5 Starbucks
- 6 Einstein Bros Bagels

PUBS

- 1 TapHouse Kitchen
- 2 Humble Pie
- 3 JD's Lounge
- 4 Papa John's Pizza
- 5 Terroir Wine Pub

SHOPPING

- 1 Hilton Village

- 2 Scottsdale Marketplace
- 3 Lincoln Village
- 4 Scottsdale Mall
- 5 Seville Shopping Center

FITNESS

- 1 HYPOXI Scottsdale
- 2 CycleBar McCormick Ranch
- 3 Sommet Pilates
- 4 The Biltmore Studio Scottsdale
- 5 Xtreme Training

- 6 SPY Scottsdale Pilates & Yoga
- 7 Barre3 Paradis Valley
- 8 Studio Joe Pilates
- 9 Kalologie 360 Spa
- 10 Pucci Salon & Day Spa

GOLF

- 1 McCormick Ranch Gold Club
- 2 Tathata Golf
- 3 Scottsdale Silverado Golf Club
- 4 Camelback Golf Club

DEVELOPMENT

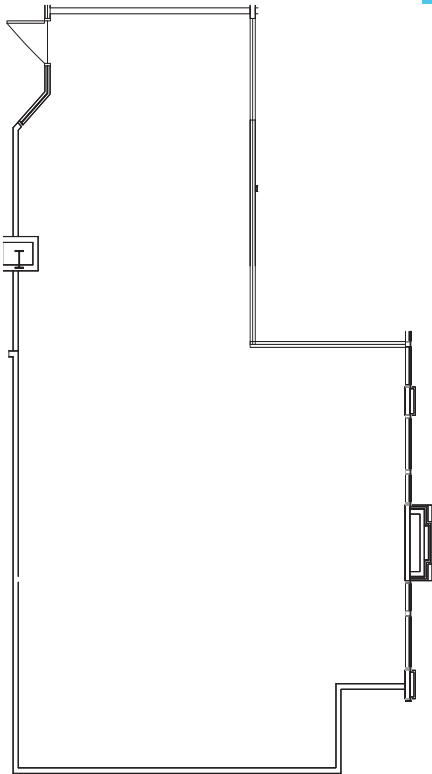
- 1 Artesia; Meritage Homes new development of 500 luxury condominiums and townhomes, 10-acre park, resort style pools 2018.
- 2 Ritz; World class Ritz-Carlton Hotel and branded residential villas and estate homes.

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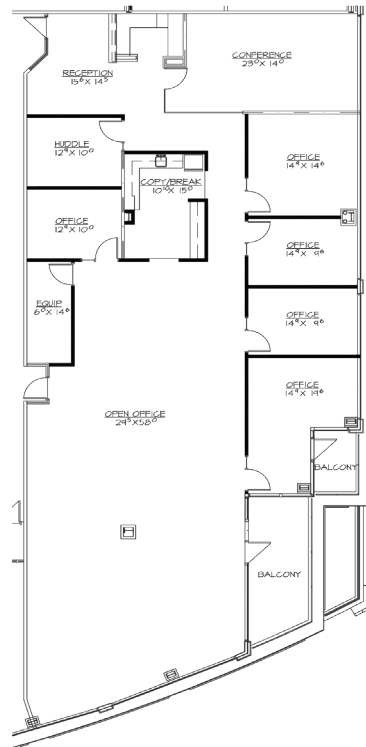
7025 NORTH SCOTTSDALE ROAD

AVAILABLE FLOORPLANS

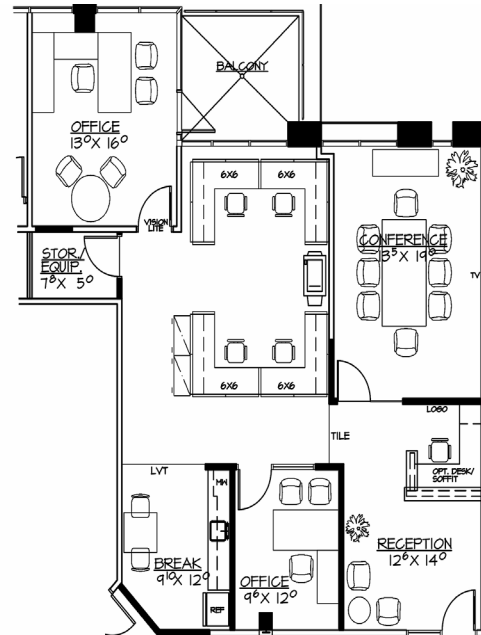
SUITE 105 – 1,589 RSF



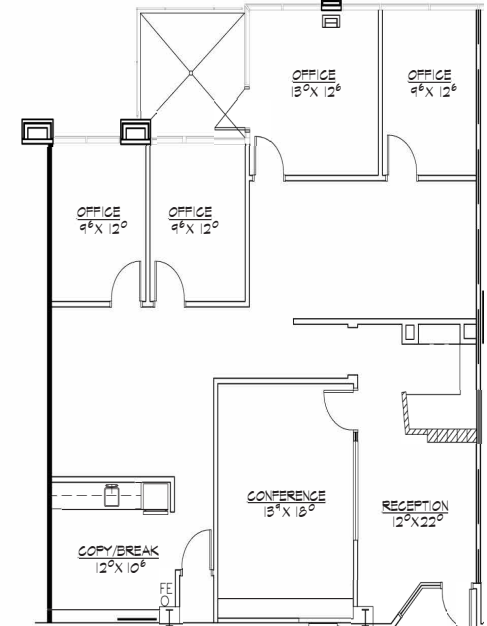
SUITE 304 – 4,858 RSF



SUITE 315 – 1,851 RSF (Hypothetical)



SUITE 320 – 2,288 RSF



LEASING INFORMATION

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