



Where business meets
location in **PHOENIX**

NEW FLEX-OFFICE BUILDING

Building 1 :: ±98,900 SF



ARTIST'S CONCEPT OF BUILDING 1
NOT TO SCALE, SUBJECT TO CHANGE

CONSTRUCTION STARTING APRIL 2020

SIHI

Loop 202 at N. 40th Street
PHOENIX, ARIZONA

CBRE

SKYWAY202 BUSINESS PARK



BUILDING FEATURES

- Flex-Office Building: ±98,900 SF
- Expandable to ±200,000 SF
- 40'x 60' column spacing
- 26' clear height
- 5" concrete floor
- Metal R-30 roof
- Second-level mezzanine capable
- Tilt-wall construction
- APS: 3000 amps 277/480V
- Fire sprinklers
- Grade-level loading

SITE FEATURES

- 5/1,000 parking
- City of Phoenix water and sewer
- Freeway frontage on Loop 202
- Freeway monument signage available
- ±225,000 vehicles pass daily on Loop 202*

*ADOT Transportation Data Management System

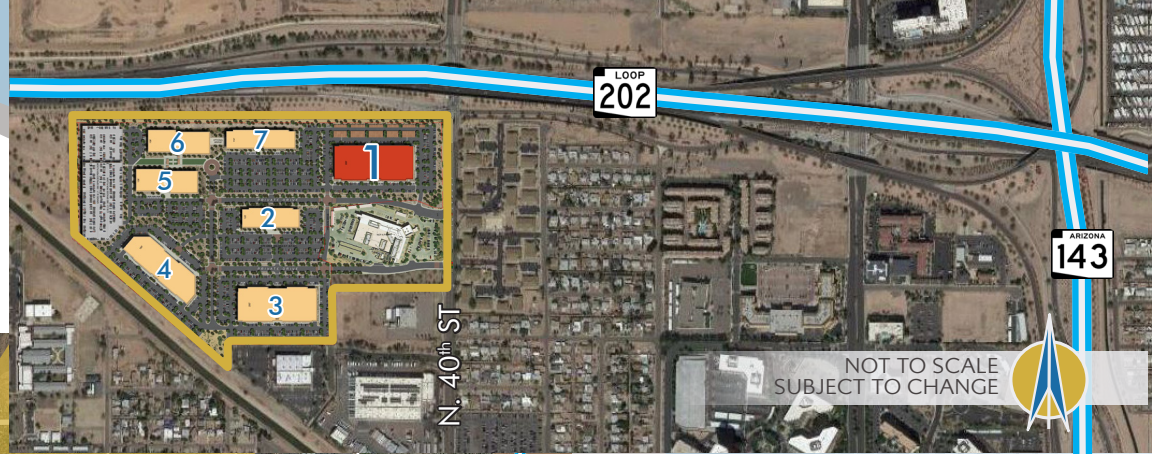
The new highly accessible business hub in the heart of Phoenix
where today's best workforce builds tomorrow's success.

best workforce



SKYWAY202

BUSINESS PARK



NOT TO SCALE
SUBJECT TO CHANGE



PRIME LOCATION

BUILDING SIZES

- Buildings 1 & 3: ± 98,900 SF
- Building 2: ± 77,900 SF
- Building 4: ± 79,000 SF
- Buildings 5 & 6: ± 142,500 SF
- Building 7: ± 91,000 SF

PRESENTED BY

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