

PHASE II

CLASS A – BUILD TO SUIT – ±183,000 SF



W. P. CAREY



2700 WEST FRYE ROAD, CHANDLER, ARIZONA

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LOCATION FEATURES

- ◆ Close proximity to Loop 101 and Loop 202
- ◆ Prominent visibility on Frye Road
- ◆ Abundant retail within a 5-mile radius
- ◆ 6:1000 parking ratio
- ◆ 20 minutes to Phoenix Sky Harbor International Airport
- ◆ 15 minutes to Phoenix Mesa-Gateway Airport
- ◆ Minutes from Chandler Fashion Center offering over 240 shops and restaurant amenities
- ◆ Hotels within one mile of project include: Hilton, Marriott, Hampton and Homewood Estates
- ◆ Over 5 million square feet of retail and restaurant space within a 5-mile radius
- ◆ Ideal corporate office environment
- ◆ Signalized Intersection

BUILDING FEATURES

- ◆ Planned 4-story, ±183,000 SF Class A Office Building
- ◆ Deliverable in 14 months - City of Chandler approvals in place
- ◆ Large efficient floor plates
- ◆ Campus style setting
- ◆ Centurylink and Cox fiber with redundant points of entry
- ◆ Two backup redundant generators (each 2250KW/2800 KVA), 4,000 gallon tank
- ◆ Redundant cooling towers and chiller
- ◆ Security Guard 24/7



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