

Phoenix Peak

7310 North 16th Street | Phoenix, Arizona



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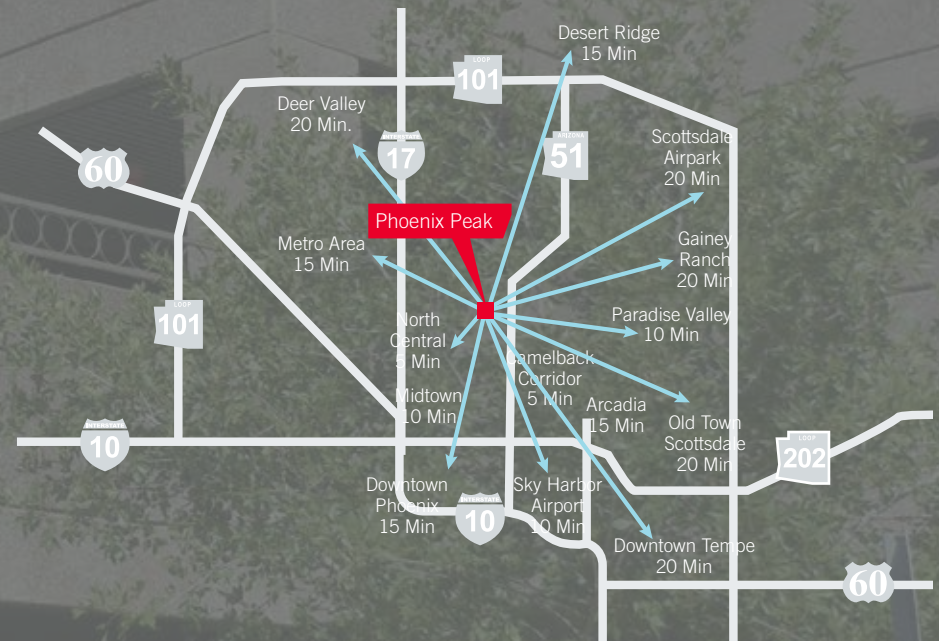
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Phoenix Peak is in the heart of the Phoenix transportation system, with convenient access to employee and executive housing, major business centers, and amenities. A population of 2.9 million - 66% of the entire Phoenix metro area - lives within a 30 minute commute. The property also offers tenants the most convenient access to major area business centers, including Downtown/Midtown Phoenix and the Camelback Corridor, and a deep base of restaurant, retail and hotel amenities.



Property Features

- ±89,099 SF Suburban Office Building
- Surrounded by Phoenix's most prestigious executive housing markets: North Central, Biltmore, Paradise Valley and Arcadia. In addition, the Valley's most significant business centers are all located within 20 minutes
- Attractive contemporary architectural design
- Suite balconies with mountain views
- Building configuration to provide corner offices with views
- Courtyard entries at front and rear
- Frontage on 16th Street, convenient access to the SR-51 Piestewa Peak Parkway via full diamond interchanges at Northern and Glendale Avenues.
- 370 total parking spaces
 - Surface spaces surrounding the building
 - Two-story parking structure providing ±155 covered parking spaces

Amenities

Restaurants

- The Capital Grille
- Season's 52
- The Gladly
- True Food Kitchen
- Hillstone
- Flint by Baltaire
- Adobe at the Arizona Biltmore Resort
- Wrigley Mansion Club
- Rokerji

- Richardson's

- Phoenix City Grill
- The Vig

Corporate Neighbors:

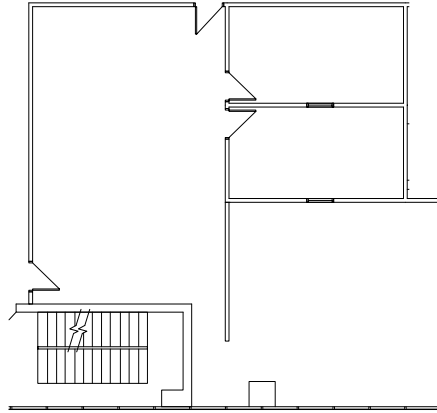
- Kimley-Horn
- Abrazo Health Care
- Southwest Gas
- DHI Title
- Cigna Health Care
- URS Corporation

Entertainment/Shopping

- Biltmore Fashion Park
- Camelback Colonade
- Esplanade Center
- AMC Dine-In Theatre
- Town & Country Shopping Center
- Arizona Biltmore Golf Course

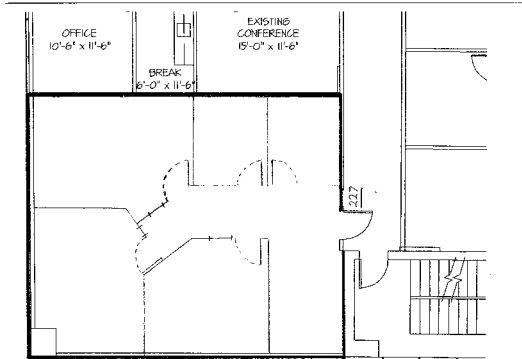
1st Floor

SUITE 110
AVAILABLE
1,949 RSF



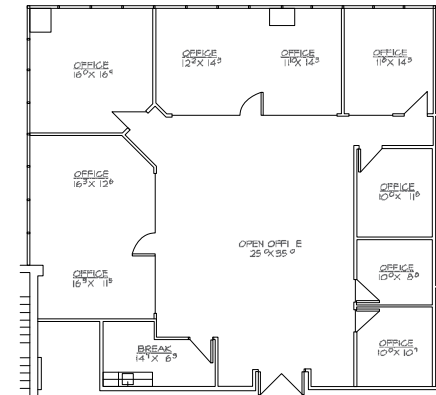
2nd Floor

SUITE 227
AVAILABLE
1,046 RSF



3rd Floor

SUITE 308
AVAILABLE
3,275 RSF



Building Features

Year Built:	1986
Total SF:	±92,316 SF
Starting Lease Rate:	\$23 PSF
Parking Ratio:	4.15/1,000
Expense Stop:	Base Year





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