

# THISTLE OFFICE PARK LANDING

4801, 4805, 4809 & 4811 E THISTLE LANDING DRIVE  
PHOENIX, AZ



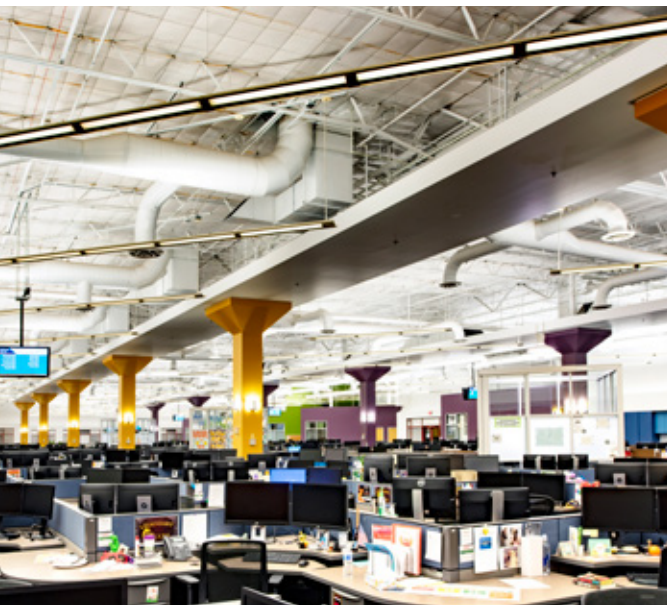
±383,000 RSF OF BACK OFFICE SPACE IN A CAMPUS ENVIRONMENT

**CBRE**



# OVERVIEW

Thistle Landing is a four phase back office campus environment suitable for the most demanding office tenants. The project is surrounded by numerous amenities including great shops, business hotels, high-end housing and well educated labor. Just off the I-10 freeway and Loop 202 interchange, Thistle Landing provides great access to all the Southeast Valley has to offer.



# BUILDING FEATURES



Project size: ±383,000 SF  
Corporate campus setting



Parking ratio:  
7:1,000



Recent updates include  
outdoor seating options



High ceiling heights of  
±22 Feet and  
abundance of natural light



Amenity rich area  
including restaurants,  
hotels and shopping



Designed to  
accommodate  
large back office  
users

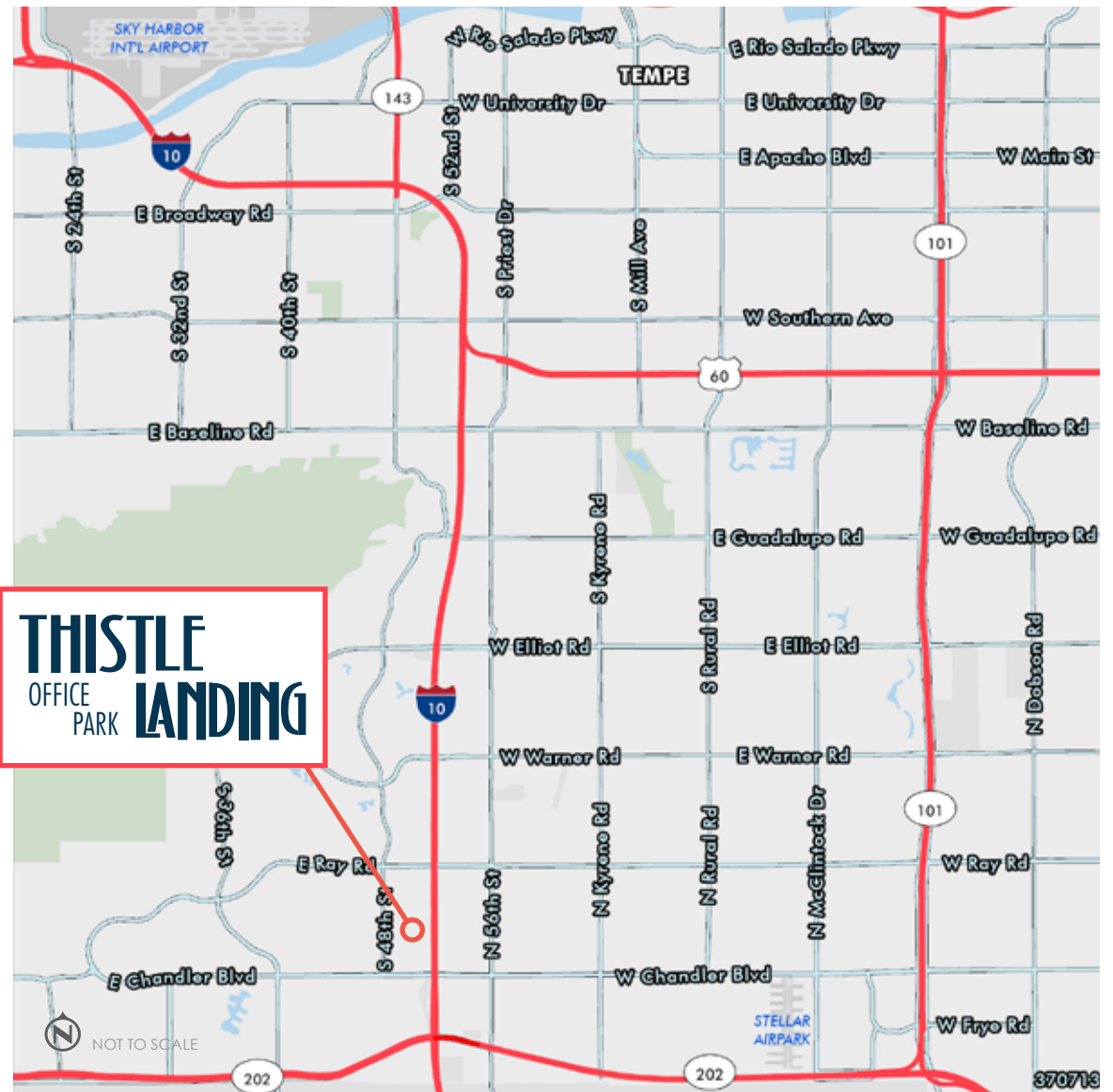


Numerous  
signage  
opportunities



# THE NEIGHBORHOOD

## NEARBY POPULAR AMENITIES





# THE NEIGHBORHOOD



Clockwise: Pita Jungle, Grimaldi's, Snooze, Fleming's, Ra Sushi, Sandbar





# AERIAL VIEW





# OWNERSHIP

Menlo Equities LLC is a full-service real estate investment company engaged in the acquisition, development and operation of properties throughout the Western United States. Since its founding in 1994, Menlo Equities has acquired or developed over 90 properties with an aggregate value exceeding \$5.5 Billion. It's current portfolio consists of over 6.7 million SF with an estimated value exceeding \$2.6 Billion. In addition, Menlo has developed and built over 4.0 Million square feet of high-profile office, R&D and engineering commercial real estate.

# MENLO EQUITIES



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PHOENIX, AZ



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