



2400 W DUNLAP AVENUE | PHOENIX, ARIZONA



CRESCENT
CORPORATE
CENTER



CUSHMAN &
WAKEFIELD



BUILDING FEATURES

- CLASS B PROMINENT OFFICE BUILDING
- BUILDING SIZE OF 108,451 SF ON 3 FLOORS
- PARKING 4.0/1:000 EXPANDABLE TO 5.0/1,000
- BUILT 1987, COMMON AREA IMPROVEMENTS 2018/2019
- PROMINENT BUILDING AND MONUMENT SIGNAGE
- EXTERIOR SUITE ENTRANCES AVAILABLE
- FIBER/TELCO: COX AND CENTURY LINK

LOCATION HIGHLIGHTS

- PROMINENT VISIBILITY ON DUNLAP AVENUE
- 1 BLOCK FROM I-17 AND DUNLAP INTERCHANGE
- 2.5 MILLION SQUARE FEET OF RETAIL AMENITIES WITHIN 1 MILE
- LOCATED ON BUS LINE
- ONE BLOCK FROM LIGHT RAIL STOP
- CORPORATE NEIGHBORS INCLUDE COGNIZANT, BLUE CROSS BLUE SHIELD AND DEVRY UNIVERSITY
- PROXIMITY TO STRONG LABOR FORCE

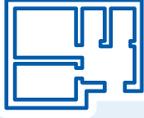


PROPERTY FEATURES

- 108,451 SF BUILDING SIZE



- LARGE EFFICIENT 36,000 SF FLOOR PLATES



- 4.0/1,000 PARKING RATIO ABUNDANT COVERED, RESERVED AVAILABLE



- CONVENIENT FREEWAY ACCESS



- CLASS B 3- STORY BUILDING

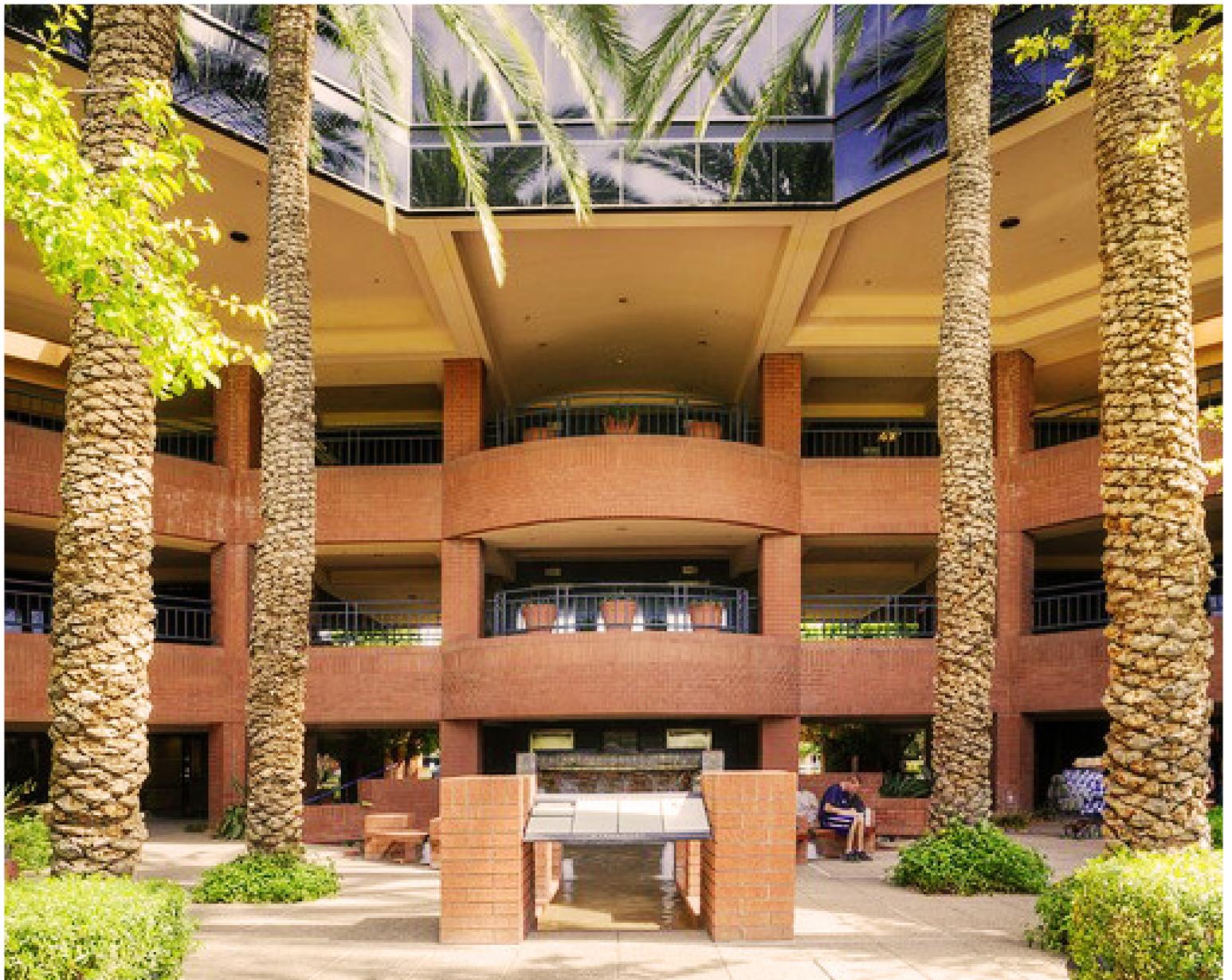


- ADJACENT TO BUS ROUTE & LIGHT RAIL



AMENITIES





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