



**AVISON
YOUNG**



OFFICE FOR LEASE

2205 & 2225

W. WHISPERING WIND DRIVE
Phoenix, AZ 85085

Partnership. Performance.

Whispering Wind Corporate Center

Amenity rich Deer Valley Submarket Area in North Phoenix!!! Two multi-tenant office buildings with glass exterior. Easy access to Loop 101 and I-17 Freeways with full diamond interchange. Dramatic two story lobbies, attractive architectural details and quality construction. Adjacent to 1.1 million square feet of retail, restaurant, hotel and shopping amenities at Happy Valley Towne Center and the Shops at Norterra. Campus-like setting with prominent monument and building signage.



Bret Isbell

Senior Vice President

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For Lease

Office Space in Deer Valley



OFFERING SUMMARY

Project Size:	75,518 SF 2205 Building: 38,308 SF (100% leased) 2225 Building: 37,210 SF
Availability:	2225 Building Suite 104/108: 5,258 RSF Suite 103/105: 3,030 RSF Suite 107/109: 2,885 RSF Suite 200: 19,154 RSF (Divisible)
Lease Rate:	\$23.00 SF (Full Service)
Year Built:	2006
Submarket:	Deer Valley

PROPERTY HIGHLIGHTS

- Two multi-tenant office buildings with glass exterior.
- Easy access to Loop 101 and I-17 Freeways with full diamond interchange.
- Dramatic two story lobbies, attractive architectural details and quality construction.
- Adjacent to 1.1 million square feet of retail, restaurant, hotel and shopping amenities at Happy Valley Towne Center and the Shops at Norterra.
- Campus-like setting with prominent monument and building signage.

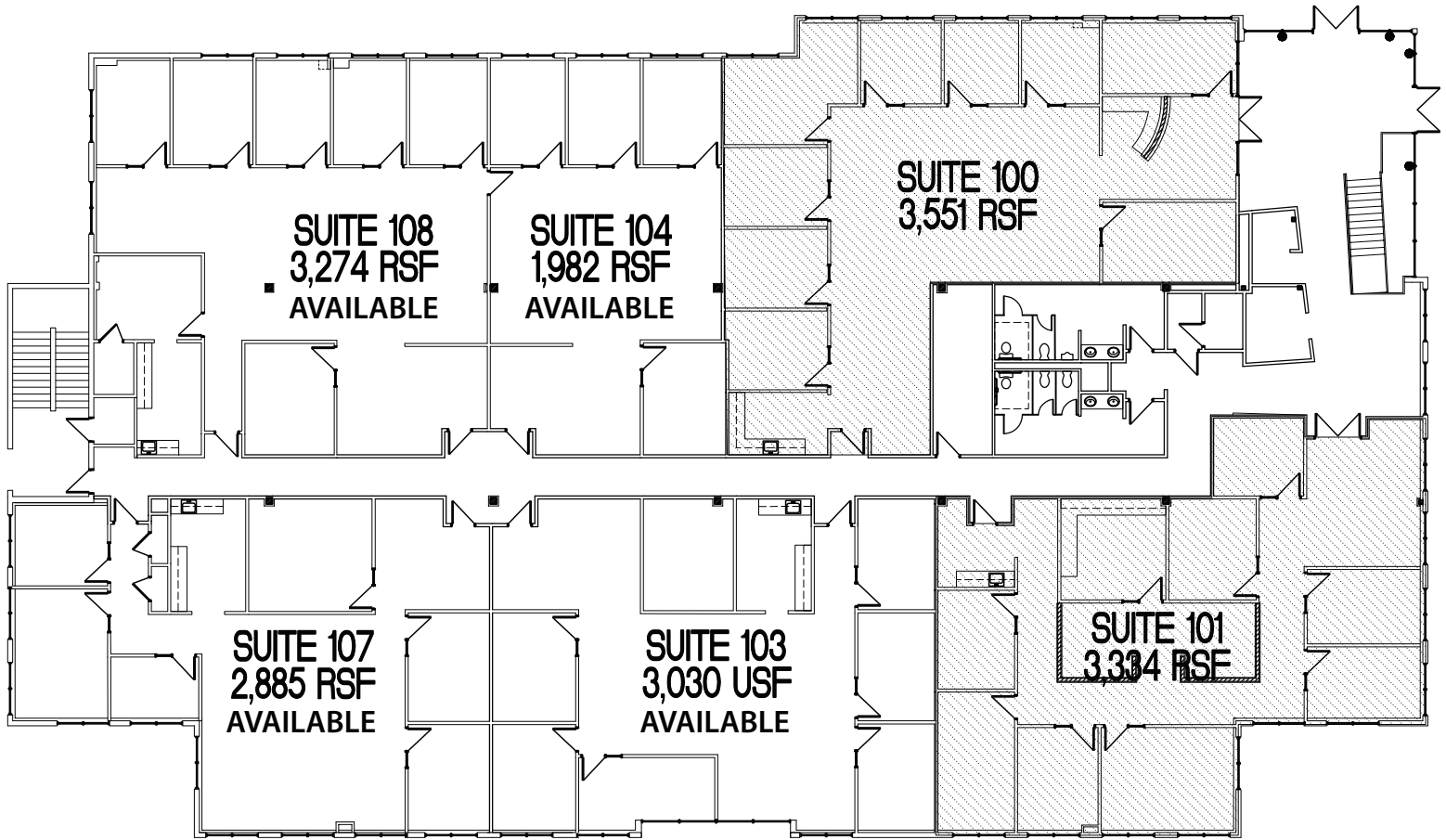


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FLOOR PLAN - FIRST FLOOR

SCALE: 1/16"=1'-0"



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